



ADAM J. BELLO
COUNTY EXECUTIVE

MONROE COUNTY

**2025 - 2029 Strategic Plan and 2025 Annual Action Plan
for Housing and Community Development
in Suburban Monroe County
June 13, 2025**

Monroe County Department of Planning & Development

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Executive Summary

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

1. Introduction

The 2025-2029 Monroe County Five-Year Consolidated Plan (Plan) provides instructions for addressing various community development needs in Suburban Monroe County, including housing, economic advancement, homelessness, public housing, public service, and public facility needs, among others. It addresses housing and community development priorities for the utilization of formula-funded grants provided by the United States Department of Housing and Urban Development (HUD). Monroe County is required to prepare a five-year plan which consolidates strategies for utilizing three federal community development grant programs. These include Community Development Block Grants (CDBG), HOME Investment Partnership Program (HOME), and Emergency Solutions Grants (ESG) funds. These priorities were developed through a standardized consultation and public participation process that is described in greater detail in the following section, “The Process.” The Plan serves as a vision for how to best utilize funds to address the various housing and community development needs in Suburban Monroe County.

Monroe County (the County) is projected to receive the following resources throughout this five-year period. These projected amounts can and will change based on annual federal allocations: \$8,777,100 in CDBG funding, \$5,592,955 in HOME funding, and \$804,925 in ESG funding.

The Plan provides structure and justification for community development actions that are intended to take place during this five-year period, 2025-2029 by setting data-driven and community-informed goals. These goals include: expanding affordable housing opportunities; repairing housing and making housing safe for people of all ages; improving public facilities and infrastructure; expanding public services; connecting residents with jobs and economic advancement opportunities; and continuing to provide high-quality shelter and services to those experiencing or at risk of homelessness.

The County participates in a consortium of municipalities to help prioritize and address community development needs. The Plan is administered by the Monroe County Community Development (CD) Division on behalf of 17 towns and 10 villages that comprise the Monroe County consortium. All municipalities in Monroe County are members of the consortium, with the exception of Greece, Irondequoit, and the City of Rochester. The Towns of Greece and Irondequoit participate in the HOME program bringing the HOME consortium membership to 19 towns and 10 villages. For the purposes of this Consolidated Plan, Suburban Monroe County consists of 19 towns and 10 villages in Monroe County. For the CDBG program, Greece and Irondequoit receive and administer their own allocations. The City of Rochester receives its own CDBG, HOME, and ESG allocations. Data provided in this Plan, unless otherwise noted, represents the 17 towns and 10 villages covered by the Monroe County CDBG consortium.

This Plan comprises four sections, starting with a Needs Assessment that uses a data-driven approach to identifying and prioritizing housing, public housing, homelessness, public service, and infrastructure needs. The Plan then analyzes existing market conditions, including a variety of variables impacting the overall housing market. The findings and priorities identified in these sections inform the contents of the Strategic Plan, outlined in the third section, which outlines strategies and goals that will drive yearly action plans for the next five years. The overarching goal of the actions laid out in this Plan is to address the needs identified through the consultation process. The first year of the five-year plan is included in the final section of the Plan. This section contains the specific actions the County will take in the 2025-2026 program year to advance the goals identified in the Strategic Plan section.

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

The key takeaways of the Needs Assessment and Market Analysis sections of the 2025-2029 Consolidated Plan include the following:

- Housing affordability for both owner and renter occupied housing units is on the decline in Monroe County.
- Monroe County's population is aging, and lacks an adequate supply of safe housing for seniors to age in place.
- Communities across Monroe County are challenged with improving antiquated public infrastructure in order for it to be made safe for all.
- Monroe County is facing a looming homelessness problem compounded by a reduction in homeless shelter beds.

For the purpose of this Consolidated Plan, Monroe County has established a set of program goals that will be addressed through the use of CDBG, HOME, and ESG funds during the 2025-2029 period. These are as follows:

- Expand the availability of affordable rental and home ownership opportunities for all low- to moderate-income (LMI) residents.
- Repair and conserve existing housing stock to reduce the presence of substandard living conditions in households and make housing safe and accessible to people of all ages.
- Improve access to and quality of public facilities.
- Repair, conserve, and provide safe public infrastructure in lower income areas.

- Provide job training, job placement, and economic advancement opportunities for LMI persons and persons with special needs.
- Provide and expand access to essential public services, particularly those that promote home ownership, fair housing, and housing stability.

3. Evaluation of past performance

As part of the consolidated planning process, Monroe County reflects on past performance in order to refine goals and strategies for projects moving forward. Key takeaways are as follows:

- In recent years, Monroe County has completed the construction of hundreds of rental housing units.
- Monroe County has successfully improved access to, and quality of, public facilities in a variety of neighborhoods across Suburban Monroe County.
- Funds have helped retain and create jobs and assist businesses.
- Funding has efficiently been allocated to prevent homelessness through rental and financial assistance and rapid rehousing.
- The Home Improvement Program has successfully resulted in hundreds of houses being rehabilitated in recent years.

The Needs Assessment and Market Analysis sections of the Plan reveal that while these programs have demonstrably improved community development conditions across Suburban Monroe County, more actions must be taken to build upon the progress that has been made across Suburban Monroe County.

4. Summary of citizen participation process and consultation process

Monroe County is committed to encouraging the public to participate in the planning process at every stage. Monroe County held two public hearings during the Plan's development process in order to both gain a better understanding of current community development needs, and to share the findings gathered throughout the planning process with the public.

Beyond the public hearings, Monroe County hosts a semi-annual Housing Fair (the Fair). The most recent event was held in March of 2025 in conjunction with a variety of service providers in Monroe County. Over 120 residents attended this event, where they were able to learn about housing opportunities, lending opportunities, first time homebuyer programs, utility provider incentives, and more.

This year, the Fair had 18 tables from nonprofits, County Departments, City of Rochester, Rochester Housing Authority, and lenders, all providing relevant information and resources to approximately 120

individuals from Monroe County. In addition, The Housing Council at PathStone, the Fair's co-sponsor gave 3 introductory presentations to interested individuals:

- Home Buying 101: Resources for First Time Buyers
- Your Partner in Homeownership: A Journey of Support for Current Homeowners
- Affordable Rental Options and Tenant's Rights
- Community members were also invited to participate in a public participation survey. This survey was completed by 62 community members, and asked a variety of questions regarding community development needs across Suburban Monroe County.



Monroe County Spring Housing Fair 2025

5. Summary of public comments

Monroe County has provided a summary of survey feedback as an attachment to this Plan. Of the comments analyzed, 44 community members provided their "BIG IDEA" for future community programs. Common themes included:

- Affordable housing expansion
- Infrastructure improvements
- Support for aging populations
- Energy-efficient housing
- Job creation and economic development

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

All comments and views provided in citizen participation opportunities were accepted.

7. Summary

The contents of the Needs Assessment and Market Analysis conducted in this Plan, in addition to the public comments received, will illustrate the need for the strategies and goals set out in this Plan.

The Process

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

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

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

Agency Role	Name	Department/Agency
CDBG Administrator	MONROE COUNTY	Department of Planning and Development
HOME Administrator	MONROE COUNTY	Department of Planning and Development
ESG Administrator	MONROE COUNTY	Department of Planning and Development

Table 1 – Responsible Agencies

Narrative

Monroe County Community Development (CD) is a division of the Department of Planning and Development (Planning.) CD is the lead agency in developing and executing the Consolidated Plan (Plan) with support of Planning's other divisions, Economic Development (ED) and the Planning Division (PD.) CD staff administer programs directly, or by contracting with municipal consortium members and private sector, non-profit subrecipients.

The Economic Development (ED) Division of the Department administers a wide variety of County business incentive programs. The Monroe County Finger Lakes APEX Accelerator, a component of the Monroe County Economic Development division, assists small businesses in selling to the government and prime contractors that will keep them competitive and thriving in the region. APEX works with businesses to provide them with necessary tools and information to responsively bid on government contracts.

The Planning Division evaluates municipal planning and development activities, including HUD-required environmental reviews such as National Environmental Policy Act (NEPA) and State Environmental Quality Review (SEQR) for CDBG projects, home improvement projects, and HOME-funded affordable rental developments and acquisition rehabilitation and resale projects.

Monroe County actively creates and maintains strong partnerships with consortium members and community-based partners. CD staff administers the Home Improvement Program and Homebuyer Assistance Program, both directly, and by contracting with Towns, Villages, and non-profit subrecipients.

The County's major non-profit partners in administering HOME and CDBG programs covered by the Plan include The Housing Council at PathStone, Goodwill Vision Enterprises (formerly ABVI), Lifespan of Greater Rochester, and potentially others depending on funding and need. ESG subrecipients include Coordinated Care Services, Inc. (CCSI), Person Centered Housing Options (PCHO), Penfield Hope, and Webster Hope.

Consolidated Plan Public Contact Information

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

1. Introduction

Monroe County takes a collaborative and cross-sector approach to address housing and community development needs. The Community Development division works with Partners Ending Homelessness (PEH) which is the local Continuum of Care (CoC) to address homelessness, increase housing access and align resources effectively. The County supports programs that expand access to permanent housing and prevent homelessness, including community-based services like Webster Hope. Such partnerships ensure that the 2025–2029 Consolidated Plan reflects current priorities and leads to a coordinated, equitable response to community needs.

Monroe County Community Development consults frequently with Rochester Housing Authority and the Fairport Urban Renewal agency to assess the housing needs and improve the coordination of public housing and Section 8 programs. Monroe County also works closely with the Department of Human Services, Department of Health, and Office of Mental Health to address the housing needs for individuals from low-income households, persons with disabilities and other vulnerable populations. This section outlines Monroe County's efforts to coordinate housing and supportive services across public, private and nonprofit sectors.

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

Monroe County is fortunate to be served by many agencies, organizations, nonprofits, and groups that focus on the wellbeing of the community as a whole— the wellbeing of its people, its environment, its economy, its cultural resources, et cetera. Monroe County Community Development (CD) staff make it a priority to involve these entities in the planning process, striving to ensure the County receives the full benefit of their experience and expertise in all phases, from strategic planning to implementation and evaluation, when appropriate.

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

Partners Ending Homelessness (PEH) is the Continuum of Care (CoC) for Rochester/Monroe County. The Monroe County Community Development department engages with PEH to coordinate on homelessness needs initiatives and to actively work to better address the needs of the homeless populations in Monroe County. CD also works closely with public and assisted housing providers within the County to

best address the County's most current and pressing housing needs. Monroe County maintains close communication with these providers on the projects and initiatives they undertake.

Coordinated Care Services, Inc. (CCSI) has led the implementation of Coordinated Entry (CE) since its inception in 2015, maintains the success and accountability of the system in partnership with PEH. CCSI intends to create a Housing Recruitment Specialist position, which would be responsible for expanding access to permanent housing by facilitating relationships and collaboration with landlords, property management companies, and other groups to facilitate collaborations with the homeless services system. The position works closely with the staff from the Front Door NY Landlord Incentive Program, which assists in the goal of rapidly transitioning low-income households into permanent housing by providing a centralized location where landlords can list available properties that they are willing to rent to low-income households. CCSI also supports the CoC's Coordinated Entry System which prioritizes people for homeless services based on their vulnerabilities and needs, and connects them with the most appropriate program or agency.

Through CD, ESG funding also supports community-based homelessness prevention services such as Penfield and Webster Hope, which provides direct rental assistance to families at risk of becoming homeless. These community-based, often volunteer-run organizations provide assistance within the client's own community, which minimizes instability and prevents additional stress on the resources of larger communities. Webster Hope, for example, assisted 27 households with eviction-preventing rental assistance in 2024, including 36 adults and 34 children. Webster Hope recognizes that homelessness impacts every community, and the rising cost of rent locally often puts housing stability in jeopardy.

Throughout the 2025 – 2029 Plan cycle, Monroe County will continue to meet and coordinate with these partners to maintain and advance a reliable and adaptable network of programs and providers to meet the County's evolving housing needs.

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

Monroe County continues to participate in and work with the Rochester / Monroe County Continuum of Care (CoC), a multi-jurisdictional, community-wide group that oversees the local homeless services system to determine if the needs of the homeless are being met. The CoC is also known as Partners Ending Homelessness. The CoC continues to stress the need for permanent housing while maintaining existing emergency shelters.

Monroe County has been an active participant with the Continuum of Care since its inception, holding several leadership positions. The County coordinates its planning efforts to address the needs of homeless persons in a number of ways, including shared strategic planning and prioritization, joint

planning for ESG and CoC Programs and joint participation with the CoC in community initiatives. Monroe County coordinates with the CoC to meet the needs of other special populations (veterans, unaccompanied youth, and families with children).

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

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	Rochester Housing Authority
	Agency/Group/Organization Type	PHA
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The Rochester Housing Authority provides public housing in the Rochester / Monroe County region. Monroe County Community Development Department consults with the Rochester Housing Authority in identifying needs in the public housing market.
2	Agency/Group/Organization	Fairport Urban Renewal Agency
	Agency/Group/Organization Type	PHA
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The Fairport Urban Renewal Agency manages section 8 programs in various Suburban Monroe County communities. Monroe County Community Development Department actively consults with the Fairport Urban Renewal Agency in developing housing strategies and in order to better understand current Section 8 housing needs.
3	Agency/Group/Organization	Partners Ending Homelessness
	Agency/Group/Organization Type	Services-homeless
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Partners Ending Homelessness operates as the Rochester region continuum of care. This CoC conducts point in time surveys of local homeless populations, in addition to managing homeless prevention services in the region. Community Development actively consults with the CoC to better understand current homeless needs in Suburban Monroe County.

4	Agency/Group/Organization	Monroe County Department of Human Services
	Agency/Group/Organization Type	Other government - County
	What section of the Plan was addressed by Consultation?	Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Monroe County Department of Human Services provides various forms of assistance to citizens of Monroe County including income support, medical assistance and comprehensive services designed to promote a higher quality of life for children, families and disadvantaged or elderly adults. Monroe County Community Development Department consults with DHS when conducting the assessment of housing and non-housing needs.
5	Agency/Group/Organization	Monroe County Department of Mental Health
	Agency/Group/Organization Type	Other government - County
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Community Development works with the Office of Mental Health to identify services for mental health, developmental disabilities or alcohol and other drugs offered in Monroe County. This helps Monroe County strategize the use of community development funding in addressing mental health needs for residents.
6	Agency/Group/Organization	Monroe County Department of Health
	Agency/Group/Organization Type	Other government - County
	What section of the Plan was addressed by Consultation?	Lead-based Paint Strategy Non-Homeless Special Needs

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Community Development works with the County Department of Health to identify and address public health concerns related to building and infrastructure quality. This includes the County Health Department leading efforts to eliminate lead-based paint hazards in homes across the County.
7	Agency/Group/Organization	City of Rochester
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Homelessness Strategy Market Analysis
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Monroe County works closely with the City of Rochester in comparing housing and community development needs between the City and suburban Monroe County. Monroe County actively participates in public information sessions related to housing and community development in the City of Rochester.
8	Agency/Group/Organization	GREECE
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Economic Development
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Monroe County coordinates community development planning with the Town of Greece including listening sessions for consolidated planning efforts, and operates its HOME program within the Town.
9	Agency/Group/Organization	IRONDEQUOIT
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Economic Development

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Monroe County coordinates community development planning with the Town of Irondequoit, including listening sessions for consolidated planning efforts and operates its HOME program within the Town.
10	Agency/Group/Organization	Monroe County NY CDBG Consortium
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Economic Development
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Monroe County works with municipalities across the service area to implement public improvement and service projects outlined in our goals.

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

N/A

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

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Partners Ending Homelessness	<p>The Consolidated Plan will utilize ESG funding to support activities that align with the strategic work plan of Partners Ending Homelessness, the CoC lead agency for Monroe County. These include:</p> <ol style="list-style-type: none"> 1. Expand partnerships and deepen collaborations by funding a Housing Recruitment Specialist through Coordinated Care Services, Inc. (CCSI) to build and sustain relationships with landlords and property management, working closely with Front Door NY, an interactive rental listing designed to connect low-income families with permanent housing through a landlord incentive program. 2. Align with City of Rochester Housing Policy to strengthen the rental market with support for landlords and coordination of tenant services; and support housing programs that offer housing opportunities to low- and moderate-income households, people with disabilities, and a full range of age groups. 3. Improve housing capacity and attainability to homeless and at-risk households with a Rapid Rehousing program through CCSI, designed to reflect the core components of RRH as defined by the National Alliance to End Homelessness: housing identification, financial/rental assistance, and housing stability case management. Build programmatic capacity to address client needs to obtain and sustain housing and self-sufficiency. 4. Support Person Centered Housing Options (PCHO) to collaborate with NYS STEHP, Monroe County Mental Health, neighborhood communities, and law enforcement to achieve permanent housing or shelter for at least 75 households this year, including intensive outreach programs to bring individuals and households from street homelessness to permanent housing. 3. Engage communities to raise awareness of homeless issues and populations in need through organizations like Webster Hope, to raise awareness of the increasing need for homeless prevention and services in the suburbs, populations which are frequently overlooked.

Table 3 – Other local / regional / federal planning efforts

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

Community Development (CD) coordinates with the City of Rochester and Towns of Greece and Irondequoit in planning and implementing the Consolidated Plan, in order to best allocate resources. CD also develops the Plan with input from the Steering Committee, which consists of local government leadership throughout the County.

Narrative

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

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

The Community Development division (CD) followed its established Citizen Participation Plan process to formulate the Plan's priorities and strategies, incorporating any public comments received at the January and May 2025 public hearings and Steering Committee meetings. Monroe County also conducted a survey of citizens regarding a variety of community development issues. The survey was distributed online and advertised through Monroe County's social media platforms, and was made available to fill out on paper for those who do not have access to a computer, by iPad and online via QR codes at the Spring Housing Fair, with translation available upon request. In total, 62 responses were received, reviewed, and included in consideration of Monroe County's 5-Year Consolidated Plan.

Monroe County held its semi- annual (Spring) Housing Fair on March 29, 2025. The event was held at Monroe Community Hospital from 9 AM to Noon. The Fair is an opportunity for residents of Monroe County to explore different programs and resources available to them, speak with lending institutions, County program staff, City representatives, Rochester Housing Authority, legal services and HUD-Certified housing counselors, and receive information through formal presentations by The Housing Council. This year, the Fair had 18 tables from nonprofits, City and County departments, and lenders, all providing relevant information and resources to approximately 121 individuals from Monroe County. In addition, The Housing Council at PathStone gave 3 introductory presentations to interested individuals:

- Home Buying 101: Resources for First Time Buyers
- Your Partner in Homeownership: A Journey of Support for Current Homeowners
- Affordable Rental Options and Tenant's Rights

The draft Plan was released on May 8th, 2025 for a thirty-day public comment period. Public notices were published with the Daily Record and the Rochester Business Journal. The public hearing and Steering Committee meeting was held prior to the release of the draft Plan. The process concludes with a vote before the full Monroe County Legislature and public comments are included in the final Plan prior to submission to HUD. The Steering Committee consists of leadership representatives from each of the towns and villages covered by the Plan. The Steering Committee is a vital consultant on the identification of municipal needs of low- to moderate-income individuals, older adults, persons with disabilities, and those experiencing homelessness within the community. The Committee considers needs related to housing, public works, ADA and facility improvements, economic development, planning and public service needs; and identifies existing resources to meet those needs, as well as

existing gaps in services unmet by other programs. With this information, the Committee provides CD with input on the formulation of objectives and strategies; assists in the evaluation of the Consolidated Plan; and helps to assess the effectiveness of meeting the established needs with the use of Consolidated Plan resources.

The core membership of the Steering Committee will continue to include the Supervisors and Mayor/Village officials of municipalities that are members of the consortium. In addition, Plan materials will be available online at <https://www2.monroecounty.gov/planning-community.php>.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Public Hearing	Non-targeted/broad community	Public Hearing Attendance: 10Community Development (7)Village of Webster (1)Village of Scottsville (1)Arc of Monroe (1)Steering Committee Attendance: 12Community Development (7)Village of Webster (1)Village of Scottsville (1)Arc of Monroe (1)Irondequoit(1)Veterans Outreach (1)	Public Comments are summarized in Appendix	All comments received were accepted.	

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Spring Home Fair	Non-targeted/broad community	121 individuals in attendance.	Surveys were distributed at this event and will be summarized along with all other survey responses.	All comments received were accepted.	
3	Public Hearing	Non-targeted/broad community	Public Hearing: Community Development (6)Brockport (1)Parma (1)Greece (1)Empire Justice (1)Steering Committee: Community Development (6)Brockport (1)Parma (1)Greece (1)	No comments were received at this event.		
4	Spring Home Fair	Non-targeted/broad community	62 total responses.	See attached Citizen Participation.	All comments received were accepted.	

Table 4 – Citizen Participation Outreach

Needs Assessment

NA-05 Overview

Needs Assessment Overview

In this section, Community Development (CD) will assess its current housing needs by analyzing various issues faced by County residents and communities. For this purpose, CD will analyze various housing issues including overcrowding, lack of essential kitchen or sanitary amenities, and cost burden. The County will review data to determine if any groups of residents are disproportionately burdened with these housing problems and it will review homeless and non-housing special needs within this section of the Plan. CD will complete this section of the Plan by analyzing Comprehensive Housing Affordability Strategy (CHAS) data provided by HUD. CD will supplement this dataset with American Community Survey data and local sources of information.

The findings of this section of the Plan inform the strategic decisions and goals made by the County in its 5-year Consolidated Plan.

Needs assessment summary:

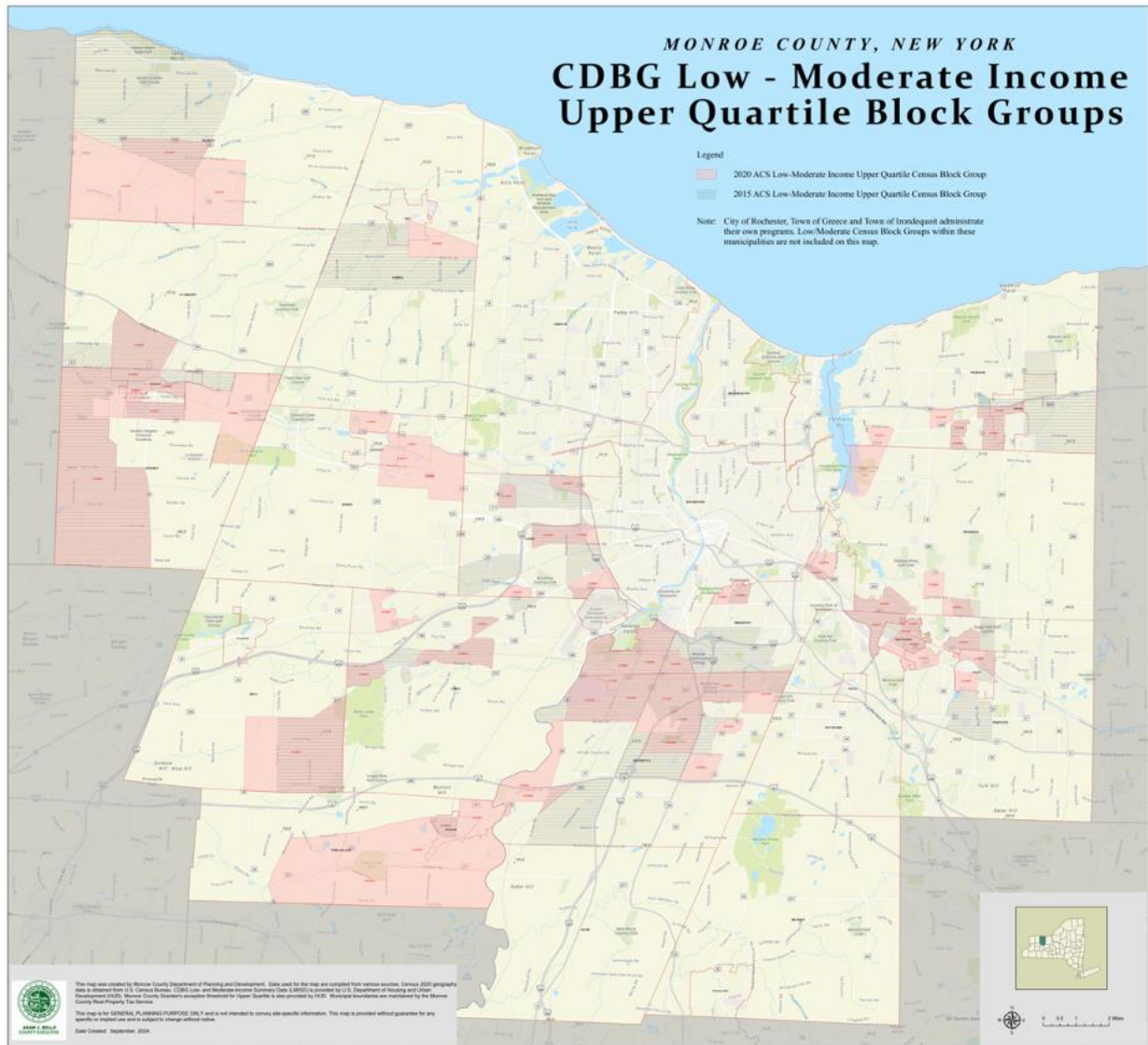
Among the topics, some of the most pressing issues facing Monroe County in 2025 relate to housing affordability, housing accessibility, and housing homeless individuals.

Housing affordability: Costs of both owner-occupied housing and renter-occupied housing have increased in recent years at rates exceeding that of median income increases during this time. The data analysis in this section will demonstrate that housing affordability is the most common housing problem in Suburban Monroe County at this time.

Housing accessibility: Data analysis conducted in this section, in addition to commentary from citizens indicates an existing and growing need for accessible (barrier-free) dwelling units affordable to all income levels.

Homelessness prevention and response: As housing affordability issues grow across Monroe County, the risk of people becoming unhoused due to cost burdens increases. At the same time, the number of beds available across Monroe County has declined.

Public Infrastructure: Aging and inefficient water, sewer, roads, and other infrastructure systems necessitate costly improvements and repairs for communities across Monroe County. According to a recently-published study by Freddie Mac, aging or inadequate infrastructure poses the most expensive barrier to expanding and preserving quality, affordable housing across all income levels.



Low to Moderate Area Overview Map of Suburban Monroe County

NA-10 Housing Needs Assessment - 24 CFR 91.405, 24 CFR 91.205 (a,b,c)

Summary of Housing Needs

Monroe County's Consolidated Plan takes into account the needs of the community by reviewing existing housing and demographic trends and data. The U.S. Department of Housing and Urban Development (HUD) has tabulated estimates of three categories of housing problems and their distribution among population categories: lack of complete kitchen and/or plumbing facilities, overcrowding, and cost burden. Analyzing these data sets will help the Monroe County consortium prepare a plan that will reduce the occurrences of these problems in Monroe County. This section of the Plan will give an overview of housing issues within Monroe County by comparing income levels to rates of housing problems within Monroe County.

Demographics	Base Year: 2009	Most Recent Year: 2020	% Change
Population	538,600	536,710	-0%
Households	214,030	217,185	1%
Median Income	\$52,553.00	\$62,087.00	18%

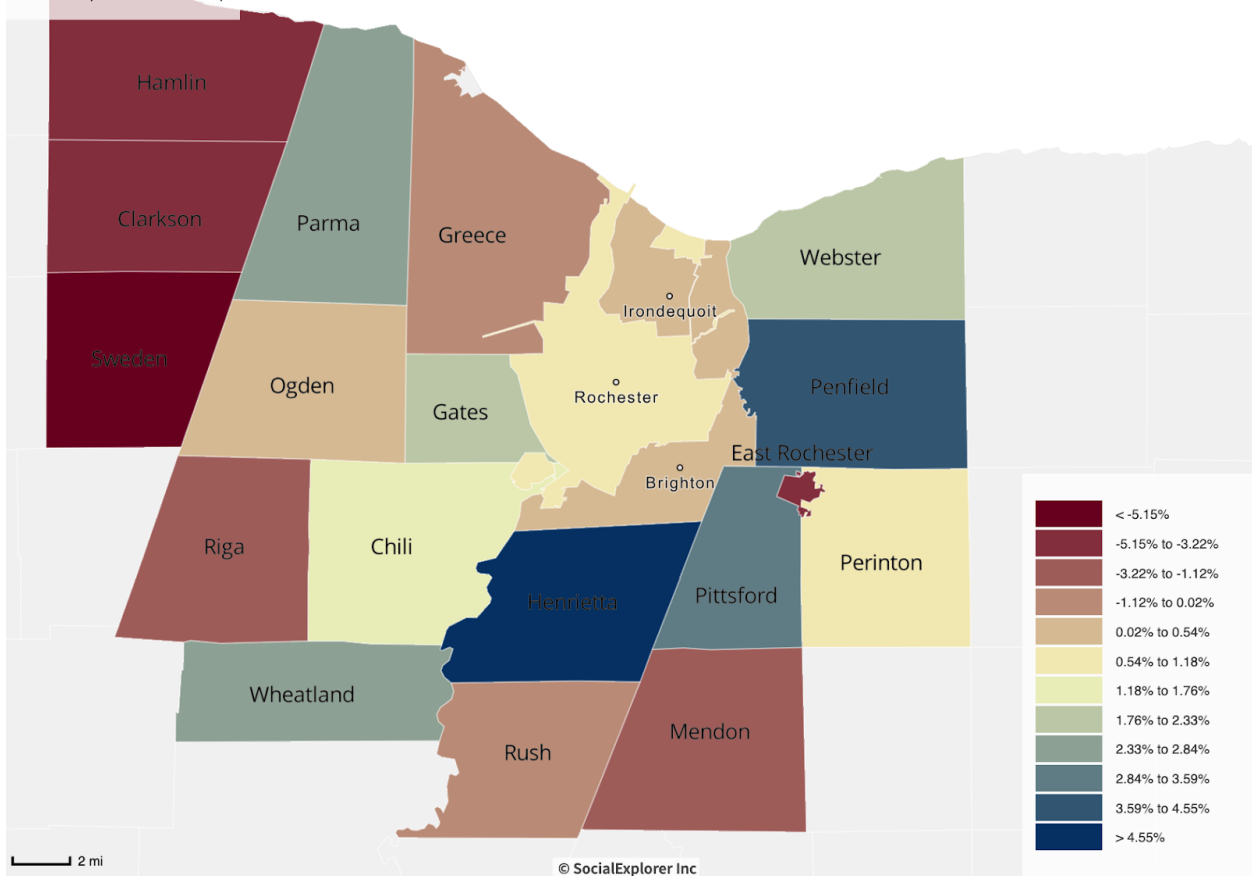
Table 5 - Housing Needs Assessment Demographics

Alternate Data Source Name:

American Community Survey 2016-2020 Estimate

Data Source Comments: 2000 Census (Base Year), 2016-2020 ACS (Most Recent Year)

Change of Total Population from 2018 to 2023
ACS 2018 (5-Year Estimates)



Change in Total Population in Monroe County

Demographic Data Analysis

Suburban Monroe County consists of all municipalities outside the City of Rochester. In this case, the data table, “Summary of Housing Needs,” tabulates the total population of the Monroe County CDBG Consortium–Suburban Monroe County including the Towns of Greece and Irondequoit. Greece and Irondequoit are part of Monroe County’s HOME consortium, however, they receive their own CDBG allocations from HUD.

These data show that the population of Suburban Monroe County has remained stable between the 2009 and 2020 American Community Survey data periods, while the total number of households has increased. Table 4 indicates an 18% increase in median income for households in Suburban Monroe County, which exceeds the rate of inflation during this period of time. While this increase indicates an increase in purchasing power in Suburban Monroe County, it must be noted that these data capture a snapshot of time prior to the pandemic, during and after which the County has experienced significant shifts in population and economic conditions. Please see the above map that illustrates population trends between 2017 and 2022 across Monroe County.

Number of Households Table

	0-30% HAMFI	>30-50% HAMFI	>50-80% HAMFI	>80-100% HAMFI	>100% HAMFI
Total Households	19,905	22,590	34,770	22,950	116,975
Small Family Households	4,704	5,089	10,004	7,950	61,295
Large Family Households	748	704	1,697	1,653	7,925
Household contains at least one person 62-74 years of age	4,481	5,794	9,433	6,288	28,601
Household contains at least one person age 75 or older	4,650	7,170	7,277	3,073	9,900
Households with one or more children 6 years old or younger	1,990	2,588	3,586	2,749	9,160

Table 6 - Total Households Table

Data 2016-2020 CHAS
Source:

Number of Households Data Analysis

The data displayed in table 5 provides us with information about a variety of household types and their corresponding HUD Area Median Family Income in Monroe County (HAMFI). The “Number of Households” table displays HAMFI data for the total number of households in Monroe County, in addition to small family households, large family households, households containing at least one person 62 – 74 years of age, households containing at least one person age 75 or older, and households with one or more children 6 years or younger. In this dataset, a “family” is defined as a group of individuals living together related by blood or marriage. A small family has two individuals under 62 years of age, or three or four related individuals. A large family is defined as having five or more members.

From the 2016 – 2020 CHAS data provided by HUD for Table 5, the following can be learned:

Of the 217,190 total households in Monroe County, 41% are small family households, 6% are large family households, 25% of all households contain at least one person between 62 and 74 years of age, 15% of households contain at least one person age 75 or older, and 9% of households contain at least one child 6 years or younger. The percentage of households with individuals over 62 is about 3 times higher than those with children under 6 years old. This indicates an overall aging of the County’s population.

Housing Needs Summary Tables

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

	Renter					Owner				
	0-30% AMI	>30- 50% AMI	>50- 80% AMI	>80- 100% AMI	Total	0-30% AMI	>30- 50% AMI	>50- 80% AMI	>80- 100% AMI	Total
NUMBER OF HOUSEHOLDS										
Substandard Housing - Lacking complete plumbing or kitchen facilities	250	345	225	35	855	184	0	129	29	342
Severely Overcrowded - With >1.51 people per room (and complete kitchen and plumbing)	125	104	79	74	382	0	20	4	0	24
Overcrowded - With 1.01-1.5 people per room (and none of the above problems)	179	234	134	140	687	29	43	119	4	195
Housing cost burden greater than 50% of income (and none of the above problems)	7,250	3,452	769	79	11,550	5,007	2,839	1,911	199	9,956

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
Housing cost burden greater than 30% of income (and none of the above problems)	1,005	5,249	4,204	579	11,037	1,172	3,534	6,429	2,850	13,985
Zero/negative Income (and none of the above problems)	843	0	0	0	843	901	0	0	0	901

Table 7 – Housing Problems Table

Data 2016-2020 CHAS
Source:

Housing Problems Data Analysis

Inarguably, the most predominant housing issue for identified households making below 100% AMI is cost burden. And the issue is equally challenging for both renters and owner-occupied households. Below 100% AMI, 94.2% of owner-occupied households have a housing cost burden of more than 30% of their income, with 39.2% paying more than 50% on housing and 55.1% paying between 30% and 49.9%. Faring slightly better, 89% of renting households are considered cost-burdened, where 45.6% pay more than 50% on rent and 43.5% paying between 30% and 49.9%. Combined, 91.6% of households making below 100% AMI are housing cost-burdened.

Other problems are less common, with 2.4% of households lacking complete plumbing or kitchen facilities and 2.4% experiencing some form of overcrowding.

2. Housing Problems 2 (Households with one or more Severe Housing Problems: Lacks kitchen

or complete plumbing, severe overcrowding, severe cost burden)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Having 1 or more of four housing problems	7,800	4,142	1,198	324	13,464	5,234	2,909	2,167	233	10,543
Having none of four housing problems	3,809	6,888	11,415	5,928	28,040	3,057	8,670	19,999	16,475	48,201
Household has negative income, but none of the other housing problems	0	0	0	0	0	0	0	0	0	0

Table 8 – Housing Problems 2

Data 2016-2020 CHAS
Source:

Severe Housing Problems Data Analysis

32.4% of renter households making up to 100% AMI have at least one of four housing problems. The issue is especially troubling in the 0-30% AMI category where 67.2% of those households experience at least one housing problem. These rates decline as household AMI increases, with 37.6%, 9.5%, and 5.2% of households making >30-50%, 50-80% AMI, and 80-100% AMI, respectively, experiencing at least one housing problem.

Meanwhile, owner-occupant households experience at least one of four housing problems at a lower rate of 17.9%. Those experiencing a housing problem in the form of severe cost burden at 0-30% AMI experience at least one additional housing problem at a 63.1% rate. As incomes increase, the rate of households experiencing at least one housing problem declines, from 25.1% to 9.8% to 1.4% for households making >30-50%, 50-80% AMI, and 80-100% AMI, respectively.

3. Cost Burden > 30%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	2,253	2,737	1,031	6,021	1,525	1,336	2,768	5,629
Large Related	348	259	182	789	339	214	541	1,094
Elderly	2,626	3,582	2,163	8,371	3,541	3,803	3,556	10,900
Other	3,557	2,637	1,716	7,910	917	1,068	1,507	3,492
Total need by income	8,784	9,215	5,092	23,091	6,322	6,421	8,372	21,115

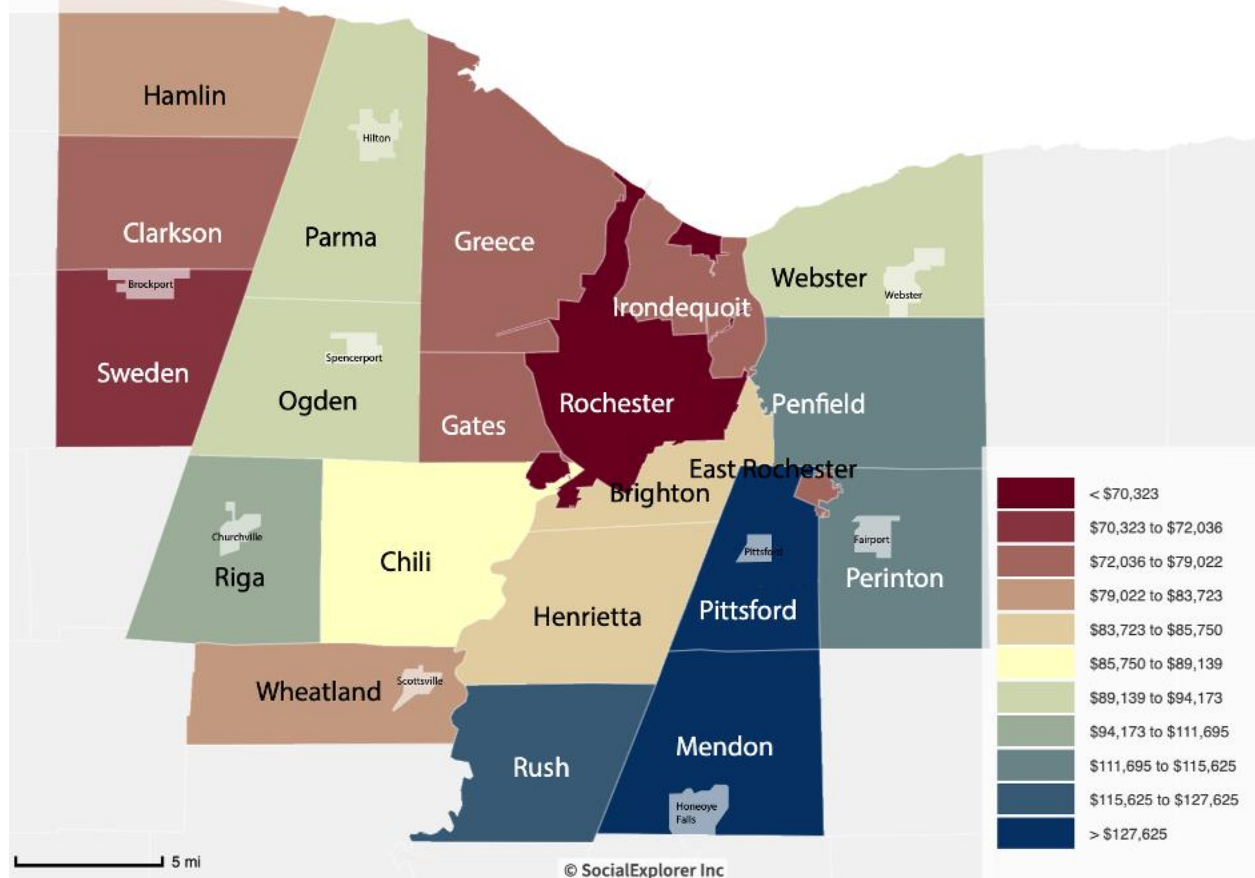
Table 9 – Cost Burden > 30%

Data 2016-2020 CHAS
Source:

Cost Burden > 30% Data Analysis

Of households making between 0% and 80% AMI and paying between 30% and 50% of their income on housing, the issue is more pronounced for elderly households. In fact, 36.3% of renter households making 0% to 80% AMI and spending between 30% and 50% on rent are elderly households. For owners in the same category, the rate is 51.6%. The next largest group are small related households (four or fewer related people), with 26.1% of renters and 26.7% of owners paying between 30% and 50% of their monthly income on housing.

Median Household Income (In 2023 Inflation Adjusted Dollars)
ACS 2023 (5-Year Estimates)

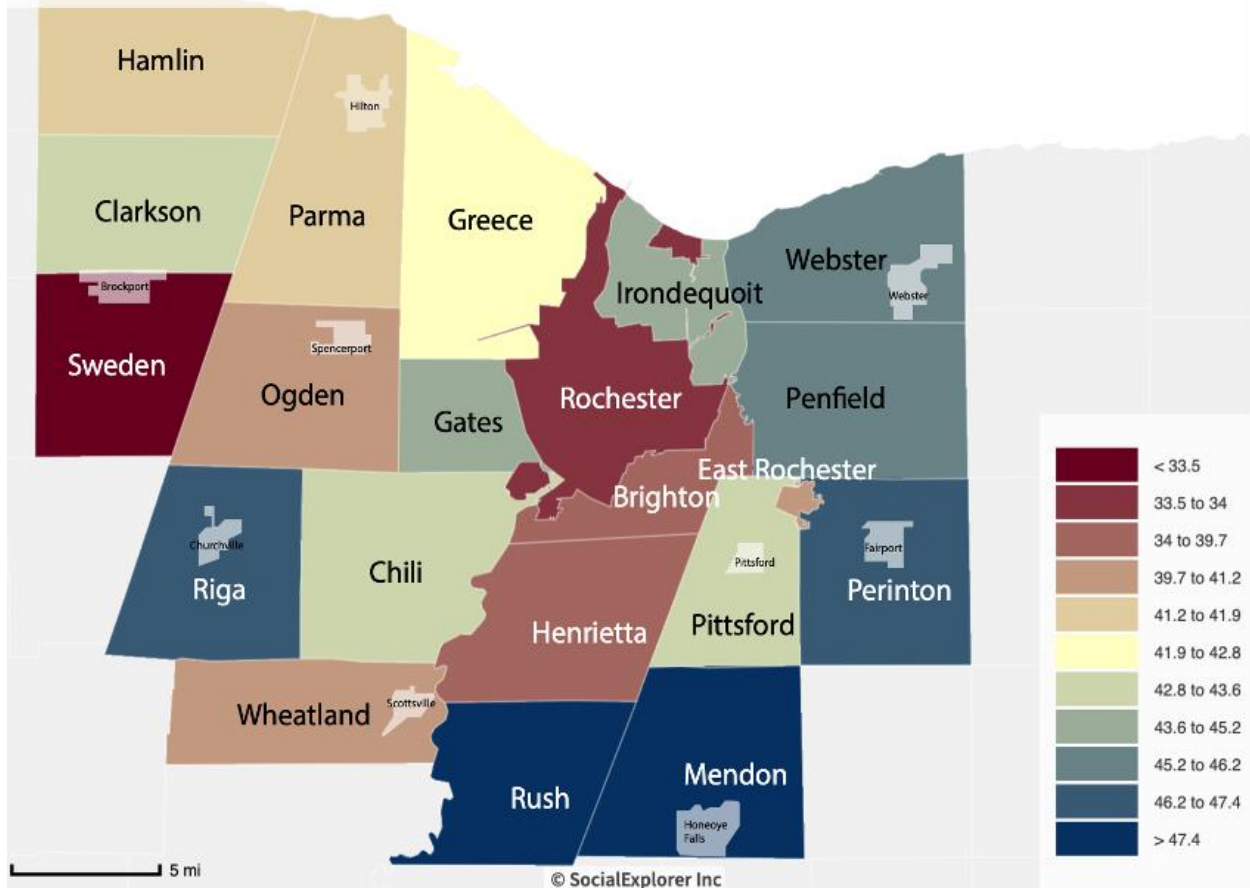


Median Household Income

Median Household Income Map Analysis

The map of median household income exhibits a common pattern seen in American urban areas, with the lowest median incomes in central cities, as well as some older inner ring suburbs and more rural communities. Additionally, as growth in population and housing moves further from central cities, incomes tend to increase, explaining the pattern of higher median incomes in suburbs south and east of the City of Rochester.

Median Age
ACS 2023 (5-Year Estimates)



Median Age in Monroe County

Median Age Analysis

Urban areas such as the City of Rochester, Brighton and Henrietta have lower median ages according to the most recent American Community Survey data, while outer ring suburbs such as Mendon, Perinton, Webster, and Penfield have older median ages. While Sweden has a younger median age and is a suburban area, it is home to SUNY Brockport, which attracts many young adults.

With numerous towns and villages having median ages above 45, Monroe County must consider ensuring there is an adequate supply of accessible, barrier-free housing for older individuals living in the County.

4. Cost Burden > 50%

	Renter				Owner			
	0-30% AMI	>30-50% AMI	>50-80% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	Total
NUMBER OF HOUSEHOLDS								
Small Related	0	0	709	709	1,182	839	0	2,021
Large Related	0	0	65	65	304	99	173	576
Elderly	2,258	1,962	650	4,870	2,805	1,250	621	4,676
Other	0	3,083	1,013	4,096	853	0	0	853
Total need by income	2,258	5,045	2,437	9,740	5,144	2,188	794	8,126

Table 10 – Cost Burden > 50%

Data 2016-2020 CHAS
Source:

Housing Cost Burden	Housing Cost Burden at or below 30%	Housing Cost Burden between 30-50%	Housing Cost Burden greater than 50%	No cost burden/ negative income (not computed)
White	90% (of total)	87% (of total)	83% (of total)	78% (of total)
Black / African American	3%	5%	6%	2%
Asian	3%	3%	5%	12%
American Indian, Alaska Native	0%	0%	0%	0%
Pacific Islander	0%	0%	0%	0%
Hispanic	2%	4%	5%	2%

Housing Cost Burden

Cost Burden > 50% Data Analysis

As was the case with households paying between 30% and 50% of their income on housing, elderly households making between 0% and 80% AMI are disproportionately cost burdened at the 50% or greater per month threshold. In fact, 50.0% of elderly renters and 57.5% of elderly owners are paying more than 50%.

When taken with the information on households paying between 30% and 50%, the housing burden is especially problematic for elderly households. All told, 40.0% of elderly renter households making between 0% and 80% AMI are spending 30% or more on rent. The issue is actually worse for elderly owners, where 53.3% of elderly owners making between 0% and 80% AMI are spending more than 30% on housing.

5. Crowding (More than one person per room)

	Renter					Owner				
	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total	0-30% AMI	>30-50% AMI	>50-80% AMI	>80-100% AMI	Total
NUMBER OF HOUSEHOLDS										
Single family households	289	229	219	195	932	29	53	119	4	205
Multiple, unrelated family households	0	105	4	15	124	0	10	35	0	45
Other, non-family households	14	4	0	4	22	0	0	4	0	4
Total need by income	303	338	223	214	1,078	29	63	158	4	254

Table 11 – Crowding Information - 1/2

Data 2016-2020 CHAS
Source:

Crowding Data Analysis

Overcrowding is not as pronounced an issue as cost burden. In fact, of all households in the study area making between 0% and 100% AMI, less than 1% are experiencing conditions of overcrowding. Generally speaking, the issue is predominantly one impacting single-family households, where 86.5% of renters and 80.7% of owner households experiencing overcrowding are single family households.

	Renter				Owner			
	0-30% AMI	>30- 50% AMI	>50- 80% AMI	Total	0- 30% AMI	>30- 50% AMI	>50- 80% AMI	Total
Households with Children Present	4,730	3,605	2,795	11,130	735	1,385	2,600	4,720

Table 12 – Crowding Information – 2/2

Data Source
Comments:

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

Single-person households make up 28% or 45,265 of all households in the CDBG Consortium per the 2023 American Community Survey. In single-person households, living expenses, especially the fixed costs for living and basic necessities such as food, rent, utilities, insurance premiums, and taxes, must all be borne by one person; single individuals may end up spending considerably more on housing costs which can lead to increased housing cost burdens.

Monroe County must plan for protecting all those at risk of experiencing housing problems including cost burdens. Senior citizens make up nearly half the single-person households in Suburban Monroe County. This puts the senior population at an elevated need for housing assistance.

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

Households containing people with disabilities, especially those in the extremely low-income range (0-30% HAMFI), require housing assistance due to cost burdens associated with creating accessible living environments. Per the 2023 American Community Survey, 11.1% of the total population of Monroe County lives with some form of disability. This population group has members whose income is low, and will need housing assistance in order to avoid housing instability.

What are the most common housing problems?

The most common housing problem experienced in Suburban Monroe County is associated with housing cost burden. With 21% of all households experiencing a 30% cost burden, and 10% of all households in Suburban Monroe County experiencing at or above a 50% cost burden, this problem has the potential to cause ripple effects in our community including housing instability and heightened risk of homelessness among residents. This issue is particularly prevalent among senior members of our population, with 4,870 seniors renting homes spending more than 50% of their income on housing.

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

A review of CHAS and American Community Survey data indicates that in suburban Monroe County, there is a high participation rate by older (65+ year old) households, as well as single-headed households. These population groups may suffer at a disproportionate rate from housing problems relating to lacking affordable housing.

Describe the characteristics and needs of Low-income individuals and families with children (especially extremely low-income) who are currently housed but are at imminent risk of either residing in shelters or becoming unsheltered 91.205(c)/91.305(c)). Also discuss the needs of formerly homeless families and individuals who are receiving rapid re-housing assistance and are nearing the termination of that assistance

Residents at imminent risk of experiencing homelessness may consider utilizing homeless shelters in order to avoid experiencing unhoused homelessness. The latest available Homeless Management Information System (HMIS) data in Monroe County dated from 2024 indicates 5,800 people were served in that calendar year. This is up from 5,735 residents served in 2019. Of this, the largest increase was found in unaccompanied youth, with a 15% increase in those served between 2019 and 2024.

The issues associated with affordable housing make it difficult for low-income individuals and families with children to maintain stable households without one of the identified housing problems. Of these, a high cost burden is of primary concern.

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

In Monroe County, at-risk population groups are defined as including individuals over the age of 65, and those whose income is not sufficient to provide shelter to themselves. It is understood that the vast majority of persons experiencing homelessness have an income between 0-30% AMI.

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

As the data in this section has demonstrated, housing cost burden can become a contributing factor in causing instability and increasing the risk of homelessness in the Monroe County consortium. When the cost burden is greater than 50%, and when one or more severe housing problems exist within a house, including lacking plumbing, heating, and other systems, instability has the potential to grow. Additionally, age of householder, and number of individuals living in the household appear to be factors contributing to heightened instability.

Discussion

This portion of the Plan has shown where areas of concern exist within the Monroe County consortium. Identified cost burden and the existing / growing affordability concern for older individuals as areas of concern.

While the data do not support a disproportionate need among those households in Monroe County living with housing problems based on the race or ethnicity of households, these problems are present in the County as a whole. These data provide strong evidence that Monroe County must continue supporting programs that reduce the number of households experiencing housing problems.

Housing cost burdens have been on an increasing trend nationwide. The Joint Center for Housing Studies has found that the number of homeowners with cost burdens—defined as paying more than 30% of their incomes on housing costs—rose by another 650,000 households in 2023 to a total of 20.3 million, which represents fully 23.7% of all homeowner households.

Monroe County must continue its support of programs, policies, and procedures that reduce housing cost burdens among all residents, regardless of their race, income, age or gender.

NA-15 Disproportionately Greater Need: Housing Problems - 91.405, 91.205 (b)(2)

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

Introduction

Data analysis in this section of the Plan focuses on determining if populations or areas experience disproportionately greater housing needs within the Monroe County consortium. The needs analyzed in this section include: excessive housing cost burden, lack of kitchen or sanitary facilities, and overcrowding. Disproportionate need is determined in this case by analyzing CHAS data to see what portions of the population are experiencing a greater incidence of specific housing problems than other portions. In order to do this, Monroe County compared the distribution of specific housing issues among racial, ethnic, age and income groups, and compared it to the demographics of the population of the Monroe County consortium as a whole.

For reference, the total population of the consortium that is Monroe County (Monroe County minus the City of Rochester, the Town of Greece, and Irondequoit) is 544,348 people according to 2023 5-year estimate American Community Survey Data. Of this population, the racial profile is as follows:

Race	Population	Percent	Analysis	Total	544,348	100%
White	449,455	82.56%	Decreased by 5.3% between 2009 and 2023.			
Black/African American	31,677	5.82%	Increased by 45.7% between 2009 and 2023.			
Asian	21,990	4.04%	Increased by 46.6% between 2009 and 2023.			
American Indian, Alaska Native	536	0.09%	Decreased by 43.6% between 2009 and 2023.			
Some Other Race	9,348	1.72%	Increased by 89.8% between 2009 and 2023.			
Hispanic or Latino	31,693	5.3%	Increased by 111.4% between 2009 and 2023.			

0%-30% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	15,219	4,675	0
White	11,638	3,411	0
Black / African American	1,375	412	0
Asian	582	262	0
American Indian, Alaska Native	39	0	0
Pacific Islander	45	0	0
Hispanic	1,262	429	0

Table 13 - Disproportionally Greater Need 0 - 30% AMI

Data 2016-2020 CHAS
Source:

*The four housing problems are:

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

0% - 30% AMI Discussion

Among households making 0% to 30% AMI, 76.6% experience one of the four housing problems, with white households experiencing one or more problems at a 77.3% rate while Black/African American households experience it at a 77.0% rate. Asian households experience housing problems at a rate of 69% of the time, and Hispanic rates are 74.6%, while the American Indian/Alaska native group is 100%. These last four groups are relatively small compared to the white and Black households, which account for 11,363 total households, or 85.5%.

30%-50% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	15,814	6,801	0
White	12,869	6,326	0
Black / African American	1,132	238	0
Asian	527	40	0
American Indian, Alaska Native	39	18	0
Pacific Islander	0	0	0
Hispanic	824	150	0

Table 14 - Disproportionally Greater Need 30 - 50% AMI

Data 2016-2020 CHAS
Source:

*The four housing problems are:

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

30% - 50% AMI Discussion

Similarly to households making 0% to 30% AMI by race/ethnicity, the majority of groups earning between 30% and 50% AMI are experiencing at least one or more housing problems. Among the two largest groups, Black/African American and white households have rates of 82.6% and 69.9%. Asian, American Indian/Alaska Native, and Hispanic are experiencing at least one housing problem at rates of 92.9%, 68.4%, and 84.6%, respectively.

50%-80% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	13,996	20,759	0
White	11,966	17,824	0
Black / African American	783	1,261	0
Asian	252	554	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	734	695	0

Table 15 - Disproportionally Greater Need 50 - 80% AMI

Data 2016-2020 CHAS
Source:

*The four housing problems are:

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

50% - 80% AMI Discussion

As should be expected, rates of housing problems decrease as incomes increase. Here, only the Hispanic households making between 50% and 80% of AMI have housing problem rates above 50%, with a rate of 51.4%. The remaining groups have rates of 40.2%, 38.3%, and 31.3% for white, Black/African American, and Asian, respectively. Generally speaking, lower-income households frequently find themselves in lower-quality housing units and each incremental increase in household income has the potential to lower a household's chance of residing in a lower-quality unit.

80%-100% of Area Median Income

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	3,963	18,988	0
White	3,108	16,848	0
Black / African American	415	1,020	0
Asian	159	279	0
American Indian, Alaska Native	0	30	0
Pacific Islander	0	0	0

Housing Problems	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Hispanic	265	566	0

Table 16 - Disproportionally Greater Need 80 - 100% AMI

Data 2016-2020 CHAS
Source:

*The four housing problems are:

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

80% - 100% AMI Discussion

The pattern of decreasing housing problems as income increases is evident here, as would be expected. Overall, white and Black/African American households making 80% to 100% have housing problems at 15.6% and 28.9%, respectively. As with the 50% to 80% AMI households, the Hispanic households have higher housing problem rates, at 31.9%. Asian households experience housing problems at 36.3%, roughly double Black/African American and white households.

Discussion

While Black and Hispanic populations have increased slightly with respect to the total population, all minority groups make up a very small portion of the overall population, making it difficult to infer with any degree of confidence whether there are disparities present. A better analytical focus for future needs and market studies would be differences in mobility among different races/ethnicities, regarding movement out of the city and with the flow of employment opportunities.

NA-20 Disproportionately Greater Need: Severe Housing Problems - 91.405, 91.205 (b)(2)

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

Introduction

This section of the Plan analyzes severe housing problems by race and ethnicity in the CDBG Consortium. Severe housing problems include lacking kitchen facilities, lacking plumbing facilities, overcrowding with more than 1.5 persons per room, and cost burdens above 50% of household income. Households making at or less than 100% of the Monroe County Area Median Income make up 43.45% of the total households in the Consortium. The following data tabulates the rates at which these households at various income levels experience severe housing problems, by race and ethnicity.

For reference, the total population of suburban Monroe County (Monroe County minus the City of Rochester) is 544,348 people according to 2023 5-year estimate American Community Survey Data.

Of this population, the racial profile is as follows:

The following section of this Plan will compare these percentages to the percentages occurring in the data provided by CHAS in order to measure disproportionately greater need.

0%-30% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	13,034	6,866	0
White	10,002	5,042	0
Black / African American	1,120	667	0
Asian	497	347	0
American Indian, Alaska Native	35	4	0
Pacific Islander	0	45	0
Hispanic	1,142	548	0

Table 17 – Severe Housing Problems 0 - 30% AMI

Data Source: 2016-2020 CHAS

*The four severe housing problems are:

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

0% - 30% of Area Median Income		
Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems
White	82%	75%
Black / African American	6%	6%
Asian	5%	6%
American Indian, Alaska Native	0%	0%
Pacific Islander	0%	0%
Hispanic	5%	9%

0-30 Percent AMI Severe

0-30 Percent AMI Severe Discussion

The 0% - 30% of Area Median Income population is at a higher risk of experiencing one or more of the four severe housing problems due to lack of disposable income needed to address said problems. 9.2% of the 217,190 households in the Consortium fell into this category. In Monroe County, according to the 2016 – 2020 CHAS data, 77% of individuals between 0% and 30% of the Area Median Income are White, while 9% are Black, 4% are Asian, and 9% are Hispanic.

The population percentages by race at the 0% to 30% of Area Median Income closely match the population percentages by race for Monroe County as a whole, with no single group being higher or lower than their population as a whole by more than 2%. This indicates that there is not a statistically significant correlation between very low-income 0% - 30% of Area Median Income and housing problems by race in Monroe County.

30%-50% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	7,051	15,558	0

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
White	5,672	13,538	0
Black / African American	425	937	0
Asian	298	274	0
American Indian, Alaska Native	29	28	0
Pacific Islander	0	0	0
Hispanic	500	469	0

Table 18 – Severe Housing Problems 30 - 50% AMI

Data 2016-2020 CHAS
Source:

*The four severe housing problems are:

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

30% - <u>50%</u> of Area Median Income		
Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems
Jurisdiction as a whole		
White	79%	90%
Black / African American	7%	5%
Asian	6%	2%
American Indian, Alaska Native	1%	0%
Pacific Islander	0%	0%
Hispanic	6%	1%

30-50 Percent AMI Severe

30-50 Percent AMI Severe Discussion

10.41% of all households in Monroe County report income between 30% and 50% of the Area Median Income. Of these, 80% are White, 6% are Black / African American, 4% are Asian, and 7% are Hispanic, and are experiencing one or more of the four identified housing problems. The population percentages by race at the 30% to 50% of Area Median Income closely match the population percentages by race for Monroe County as a whole, with no single group being higher or lower than their population as a whole by more than 4%. This indicates that there is not a statistically significant correlation between very low-

income 30% - 50% of Area Median Income and housing problems by race in Monroe County.

50%-80% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	3,365	31,414	0
White	2,917	26,869	0
Black / African American	183	1,853	0
Asian	118	698	0
American Indian, Alaska Native	0	0	0
Pacific Islander	0	0	0
Hispanic	120	1,304	0

Table 19 – Severe Housing Problems 50 - 80% AMI

Data 2016-2020 CHAS
Source:

*The four severe housing problems are:

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

50% - 80% of Area Median Income		
Severe Housing Problems*	% Have Problems by Race	% No Problems by Race
Jurisdiction as a whole		
White	90%	88%
Black / African American	3%	4%
Asian	3%	3%
American Indian, Alaska Native	0%	0%
Pacific Islander	0%	0%
Hispanic	3%	3%

50-80 Percent AMI Severe

50-80 Percent AMI Severe Discussion

16.0% of all households in Monroe County report income between 50% and 80% of the Area Median Income. Of these, 87% are White, 6% are Black / African American, 2% are Asian, and 4% are Hispanic, and are experiencing one or more of the four identified housing problems.

The population percentages by race at the 50% to 80% of Area Median Income closely match the population percentages by race for Monroe County as a whole, with no single group being higher or lower than their portion of the population as a whole by more than 4%. Because of the very small minority populations in Monroe County, it is not possible to determine the significance of these differences with a high level of confidence.

80%-100% of Area Median Income

Severe Housing Problems*	Has one or more of four housing problems	Has none of the four housing problems	Household has no/negative income, but none of the other housing problems
Jurisdiction as a whole	557	22,403	0
White	331	19,638	0
Black / African American	15	1,425	0
Asian	115	324	0
American Indian, Alaska Native	0	30	0
Pacific Islander	0	0	0
Hispanic	95	736	0

Table 20 – Severe Housing Problems 80 - 100% AMI

Data 2016-2020 CHAS
Source:

*The four severe housing problems are:

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

80% - 100% of Area Median Income		
Severe Housing Problems*	% Have Problems by Race	% No Problems by Race
Jurisdiction as a whole		
White	63%	90%
Black / African American	3%	6%
Asian	21%	2%
American Indian, Alaska Native	0%	0%
Pacific Islander	0%	0%
Hispanic	11%	2%

80-100 Percent AMI Severe

80-100 Percent AMI Severe Discussion

10.6% of all households in Monroe County report income at between 80% and 100% of the Area Median Income. Of these, 59% are White, 3% are Black / African American, 21% are Asian, and 17% are Hispanic, and are experiencing one or more of the four identified housing problems. While this may indicate a disproportionate need among Asian households at this income level, the percentage of households at this level that experience housing problems is extremely small (0.28% of all households in Monroe County).

Discussion

The presence of severe housing problems in homes can jeopardize the health of residents, cause housing instability, and increase the risk of homelessness among residents. As housing and homeownership costs are projected to increase over the next five years, Monroe County must continue to work diligently to reduce the overall number of households experiencing housing problems.

NA-25 Disproportionately Greater Need: Housing Cost Burdens - 91.405, 91.205 (b)(2)

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

Introduction

This section presents data and analysis of the housing cost burden of households in Monroe County by race, and will seek to identify if there are any racial or ethnic groups experiencing a disproportionately high housing cost burden in Monroe County.

Housing Cost Burden

Housing Cost Burden	<=30%	30-50%	>50%	No / negative income (not computed)
Jurisdiction as a whole	163,638	28,632	23,118	1,822
White	145,660	23,983	18,470	1,355
Black / African American	6,513	2,009	1,634	178
Asian	4,443	668	867	167
American Indian, Alaska Native	76	14	64	0
Pacific Islander	0	45	0	0
Hispanic	5,065	1,332	1,673	29

Table 21 – Greater Need: Housing Cost Burdens AMI

Data 2016-2020 CHAS
Source:

Disproportionately Greater Need: Housing Cost Burden Analysis

Per the CHAS data provided in table 20, 163,638 households have equal to or less than a 30% housing cost burden in the Consortium. This represents 75.3% of the total households in the Consortium. Of this, 89% of the population whose housing cost burden is equal or less than 30% is white, followed by 4% Black / African American, 3% Asian, and 3% Hispanic.

Households who experience a housing cost burden between 30% and 50% of their income in Monroe County are 84% White households, 7% Black / African American households, 2% Asian households, and 5% Hispanic households.

Households who experience a housing cost burden equal to or greater than 50% of their income in Monroe County are 80% white, 7% Black / African American, 4% Asian and 7% Hispanic.

Housing cost burdens exist among all racial and ethnic groups in Monroe County, and while the housing cost burdens shift among racial and ethnic groups as cost burdens increase from 0 to 50% and beyond, there is not a disproportionate need based on race or ethnicity in Monroe County.

Housing Cost Burden	Housing Cost Burden at or below 30%	Housing Cost Burden between 30-50%	Housing Cost Burden greater than 50%	No cost burden/ negative income (not computed)
White	90% (of total)	87% (of total)	83% (of total)	78% (of total)
Black / African American	3%	5%	6%	2%
Asian	3%	3%	5%	12%
American Indian, Alaska Native	0%	0%	0%	0%
Pacific Islander	0%	0%	0%	0%
Hispanic	2%	4%	5%	2%

Housing Cost Burden

Discussion

While the data do not support a disproportionate need among those households in Monroe County living with housing problems based on the race or ethnicity of households, these problems are present in the County as a whole. These data provide strong evidence that Monroe County must continue supporting programs that reduce the number of households experiencing housing problems.

Housing cost burdens have been on an increasing trend nationwide. The Joint Center for Housing Studies has found that the number of homeowners with cost burdens—defined as paying more than 30% of their incomes on housing costs—rose by another 650,000 households in 2023 to a total of 20.3 million, which represents fully 23.7% of all homeowner households.

Monroe County must continue its support of programs, policies, and procedures that reduce housing cost burdens among all residents, regardless of their race, income, age or gender.

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

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

While there are issues facing members of the community within the Monroe County consortium at every income level, and nation-wide trends of housing cost burdens increasing, particularly among traditionally affordable areas, the data analysis in the proceeding sections of this Consolidated Plan finds no definitive evidence of any income category that has a racial or ethnic group with a disproportionately greater need than that of the rest of the income category as a whole.

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

While the data provided does not establish a disproportionate level of need among racial and ethnic groups, older individuals and individuals with low-income / fixed income are experiencing a disproportionate need for high-quality, safe, affordable housing in Monroe County.

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

The data analysis has not shown a disproportionately greater need among racial or ethnic groups with regard to housing in the CDBG Consortium. It is worth noting that the consortium does not include the majority of non-white, non-Hispanic groups within Monroe County as a whole.

NA-35 Public Housing - 91.405, 91.205 (b)

Introduction

Public housing is a vital component of community development in Monroe County. Public housing provides families with more financial resources for expenses like food, health-related services, childcare, transportation, and other life expenses. Public housing also provides older adults, people on fixed income, and people with disabilities with affordable options to remain in their home communities. It is important for Monroe County to ensure there is adequate public housing available. The Public Housing Needs Assessment section of this Plan reviews data on individuals living in public housing within Monroe County. Although public housing is primarily concentrated within the City, a needs assessment of public housing is included in this plan to help better understand broader housing affordability and availability needs across Monroe County.

Totals in Use

	Program Type								
	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers in use	0	36	2,449	7,413	489	6,331	85	76	329

Table 22 - Public Housing by Program Type

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

Data Source: PIC (PIH Information Center)

Public Housing Totals Analysis

Of the 7,413 Public Housing vouchers used for units, 36, or 7% were project based, 6,331 or 85% were tenant-based, 1% were for Veterans Affairs Supportive Housing, 1% were for Family Unification programs, and 4% of vouchers were used for disabled housing. Public Housing and Mod-Rehab programs have not changed the number of vouchers used between this planning period and the previous planning period.

Characteristics of Residents

	Program Type							
	Certificate	Mod-Rehab	Public Housing	Vouchers			Special Purpose Voucher	
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program
Average Annual Income	0	6,542	14,450	14,219	13,024	14,336	10,709	16,545
Average length of stay	0	1	6	6	2	6	0	5
Average Household size	0	1	1	2	2	2	1	3
# Homeless at admission	0	0	54	0	0	0	0	0
# of Elderly Program Participants (>62)	0	2	866	1,473	182	1,209	8	2
# of Disabled Families	0	11	746	2,260	80	1,803	57	22
# of Families requesting accessibility features	0	36	2,449	7,413	489	6,331	85	76
# of HIV/AIDS program participants	0	0	0	0	0	0	0	0
# of DV victims	0	0	0	0	0	0	0	0

Table 23 – Characteristics of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Characteristics of Public Housing Residents Analysis

Monroe County has reviewed a variety of housing characteristics provided in Table 22 in order to gain a better understanding of the characteristics of residents utilizing housing programs funded by Community Development Block Grants. The following analysis is based on the data provided in Table 22.

Average Annual Income:

The average of all annual income for program participants utilizing public housing in some form is \$12,832. The median family income of all Monroe County residents in 2023 of \$99,834; this indicates that lower income individuals in Monroe County are actively utilizing public housing programs.

Average Length of Stay:

Tenant-based voucher public housing has the longest length of stay among the listed programs, followed by family unification program participants, project-based voucher program participants, and moderate rehabilitation program participants.

Average Household Size:

Family unification program participants on average have the largest household sizes among public housing programs in Monroe County. This is followed by project-based and tenant-based voucher program participants.

of Homeless Admissions:

One hundred percent of homeless admissions occurred in public housing.

of Elderly Program Participants (>62):

Of the 1,473 elderly program participants utilizing vouchers, 12% were utilizing project-based vouchers, 82% were utilizing tenant-based vouchers, and 1% were utilizing Veterans Affairs Supportive Housing programs. This speaks to the need of continuing tenant-based housing voucher programs in Monroe County.

of Disabled Families:

Of the 2,260 Disabled Families participating in public housing programs, 4% were utilizing project-based vouchers, 80% were utilizing tenant-based vouchers, 3% were utilizing Veterans Affairs Supportive Housing, and 1% were utilizing Family Unification Program Vouchers.

of Families requesting accessibility features:

Of the 7,413 families requesting accessibility features utilizing public housing voucher programs in Monroe County, 7% utilized project-based vouchers, 85% utilized tenant-based vouchers, 1% utilized Veterans Affairs Supportive Housing, and 1% utilized Family Unification Program vouchers. This speaks to the volume of families reliant on tenant-based housing vouchers, and the importance of this program in Monroe County.

of HIV / AIDS Program Participants:

The PIC data provided does not collect data regarding the number of program participants with HIV / AIDS utilizing these programs.

of DV victims:

The PIC data provided does not collect data regarding domestic violence victims utilizing these programs.

Race of Residents

Race	Certificate	Mod-Rehab	Public Housing	Program Type					
				Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
White	0	18	798	2,945	232	2,452	44	14	159
Black/African American	0	18	1,602	4,400	257	3,817	40	61	169
Asian	0	0	11	24	0	21	1	1	0

Program Type									
Race	Certificate	Mod-Rehab	Public Housing	Vouchers					
				Total	Project - based	Tenant - based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
American Indian/Alaska Native	0	0	2	10	0	9	0	0	1
Pacific Islander	0	0	36	34	0	32	0	0	0
Other	0	0	0	0	0	0	0	0	0
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 24 – Race of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Race of Residents Analysis

Per the PIC data provided in Table 3, White households make up 39.73% of voucher program participants, Black / African American households make up 59.36% of voucher program participants, 0.32% of voucher program participants are Asian, 0.13% of voucher program participants are American Indian / Alaska Native, and 0.46% of voucher program participants are Pacific Islanders in Monroe County. These percentages, when compared to the total population of Monroe County by Race, indicate a higher utilization of housing vouchers among Black / African American residents.

Ethnicity of Residents

Ethnicity	Certificate	Mod-Rehab	Public Housing	Program Type					
				Vouchers			Special Purpose Voucher		
				Total	Project - based	Tenant - based	Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
Hispanic	0	3	554	1,278	102	1,090	2	12	54
Not Hispanic	0	33	1,895	6,135	387	5,241	83	64	275
*includes Non-Elderly Disabled, Mainstream One-Year, Mainstream Five-year, and Nursing Home Transition									

Table 25 – Ethnicity of Public Housing Residents by Program Type

Data Source: PIC (PIH Information Center)

Ethnicity of Residents Analysis

Per the 2024 PIC data provided in Table 24, 17% of voucher program participants are Hispanic, and 83% of program participants are not. This percentage when compared to the total population of Monroe County by ethnicity indicates a higher utilization of housing vouchers among Hispanic residents.

Public Housing Needs Continued

The Fairport Urban Renewal Agency (FURA) administers voucher programs in a portion of Monroe County. For the past several years, rents in the County area have increased substantially and have become unaffordable for many of the participants. The increased rent in the area often prevents many of FURA participants from accessing a variety of housing types including single family and doubles. . Rent control and rent restriction policies should be considered. Ninety percent of FURA program participants reside in multi-unit structures (high rise, townhouse/rowhouse, structures with 4 or more units). This could be skewed, as FURA has a very high proportion of participating seniors, most of which likely reside in multi-unit structures designed for elderly renters.

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

There continues to be an existing need for additional accessible public housing units within Monroe County. As of March of 2025, there were 3,834 families on the waiting list for housing per the Rochester Housing Authority (RHA.) Of this, 32% or 1,228 were seeking studio / one-bedroom units, 38% or 1,444 families were seeking two-bedroom units, and 20% or 694 families were seeking three or four bedrooms. Due to the scarcity of five-bedroom units, the waiting list for these units is closed, and five-bedroom vacancies are offered only to internal transfers.

What are the number and type of families on the waiting lists for public housing and section 8 tenant-based rental assistance? Based on the information above, and any other information available to the jurisdiction, what are the most immediate needs of residents of public housing and Housing Choice voucher holders?

Typical waitlists for both public housing and section 8 vouchers are around 3,000 to 5,000 people, and are updated regularly to maintain current contact on waitlisted residents.

The most common needs include:

1. Accessible Unit Features: A high demand exists for units equipped with wheelchair-accessible entryways, roll-in showers, lowered countertops, and visual/auditory alert systems.
1. Ground-Level Accessibility: Both residents and applicants specifically request units located on the ground or first floor due to mobility challenges.
1. Increased Availability of Accessible Units: Of the 2,105 total units in the RHA public housing portfolio, only 122 (6%) are designated as accessible. The current breakdown is as follows:
 - 1-bedroom: 108 accessible units

- There are currently an adequate number of accessible 1-bedroom units available to meet the needs of approved applicants and residents. At this time, there are no approved 1-bedroom applicants on the New Admission Waiting List for an accessible unit. Additionally, for any resident who submits and receives approval for a 1-bedroom accessible unit request, an offer is made promptly following approval.
- 2-bedroom: 10 accessible units
- Oldest approved new admission application date on the waitlist for a 2-bedroom accessible unit is 3/14/23
- 3-bedroom: 1 accessible unit
- Oldest approved new admission application date on the waitlist for a 3-bedroom accessible unit is 5/22/18
- 4-bedroom: 3 accessible units
- o Oldest approved new admission application date on the waitlist for a 4-bedroom accessible unit is 12/7/18

Evaluating this data highlights a significant need to expand the inventory of accessible units, as wait times for these units are substantially longer than for standard units.

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

According to HUD's Comprehensive Housing Market Analysis in 2021, approximately 25% of all renter households in Monroe County live in single-family homes (below the national average of 32.9%). The data analysis shows that an estimated 29% of renter households reside in buildings with two to four units (higher than the national rate of 17.3%). An additional 43.4% of renter households live in

multifamily buildings with five or more units. Ten % of FURA Section 8 participants reside in single- or double-unit buildings, well below the local and national average of single family home rentals. Further exploration is needed to determine the main reasons for this disparity. One of the possible reasons includes the demographics of FURA participating families. According to the Public and Affordable Housing Research Corporation, 21% of people residing in publicly assisted housing were seniors. FURA Section 8 has a significantly higher average of participating seniors (43%). Seniors will be much more likely to live in an affordable housing project with multiple units, resources, access and ease.

Discussion

The public housing providers in Monroe County have established programs to help reduce the number of people dependent on public housing / Section 8 in Monroe County, and thus reduce the number of households on the waiting list to benefit from the programs.

The RHA administers programs such as teaching families about self-sufficiency, youth programs, and other housing training programs.

NA-40 Homeless Needs Assessment - 91.405, 91.205 (c)

Introduction:

The data in this document comes from the Homeless Management Information System Annual Progress Report and the HUD 2024 Point In Time Count. The last Needs Assessment was completed in 2019; those numbers are included for comparison.

The highlighted are unduplicated numbers of people in that category who were served in Emergency Shelters, Transitional Housing, Safe Haven or Street Outreach during calendar year 2024. A person could have been served in multiple settings during that time, for example emergency shelter then transitional housing, but is only counted once. DNC means Data Not Collected: the Annual Progress Report or the Point In Time Count did not request that data be collected.

Homeless Needs Assessment

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Persons in Households with Adult(s) and Child(ren)	0	136	0	1,897	625	50
Persons in Households with Only Children	3	3	0	1,304	330	50
Persons in Households with Only Adults	80	550	0	584	290	50
Chronically Homeless Individuals	0	32	545	0	0	0
Chronically Homeless Families	33	155	0	0	0	0
Veterans	1	80	286	0	15	0
Unaccompanied Child	2	72	131	0	34	41

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Persons with HIV	1	10	56	0	43	50

Table 26 - Homeless Needs Assessment

Data Source Comments: Data from 2024 Point in Time and 2024 - 2025 APR.

Narrative for Homeless Needs Assessment Table:

The columns “Estimate the number of persons experiencing homelessness on any given night by sheltered and unsheltered populations draw their data from the 2024 Point In Time (PIT) data, while the other columns in this table derive their data from the Annual Progress Report (APR) dated from April 1 2024 - March 31 2025 from the Continuum of Care.

The data from the APR indicates the following:

The total number of individuals entering homelessness counted in emergency housing, street outreach, people being counted outside was 5,639.

The total number of individuals exiting homelessness was 1,730.

The average length of stay for homeless individuals was 50 days.

Indicate if the homeless population is: Partially Rural Homeless

Rural Homeless Needs Assessment

Population	Estimate the # of persons experiencing homelessness on a given night		Estimate the # experiencing homelessness each year	Estimate the # becoming homeless each year	Estimate the # exiting homelessness each year	Estimate the # of days persons experience homelessness
	Sheltered	Unsheltered				
Persons in Households with Adult(s) and Child(ren)	0	0	0	0	0	0
Persons in Households with Only Children	0	0	0	0	0	0
Persons in Households with Only Adults	0	0	0	0	0	0
Chronically Homeless Individuals	0	0	0	0	0	0
Chronically Homeless Families	0	0	0	0	0	0
Veterans	0	0	0	0	0	0
Unaccompanied Youth	0	0	0	0	0	0
Persons with HIV	0	0	0	0	0	0

Table 27 - Homeless Needs Assessment

Data Source Comments: Data from 2024 Point in Time and 2024 - 2025 APR.

For persons in rural areas who are homeless or at risk of homelessness, describe the nature and extent of unsheltered and sheltered homelessness with the jurisdiction:

Rural homelessness is a significant issue both in Monroe County and across the United States. Homeless populations in Monroe County face significant challenges and health risks due to the harsh winters in our climate, and lack adequate rural homeless shelter availability. Those at risk of becoming

homeless in suburban and rural Monroe County include individuals at imminent risk of loss of their primary residence due to lack of financial resources or supportive services, in addition to those living in unstable situations.

When the point in time count occurs, outreach takes place throughout Monroe County, so our outreach volunteers are able to identify and enumerate these populations. Enumerating rural homeless populations in Monroe County presents unique challenges due to the hidden nature of homeless populations.

There is a growing number of code blue shelters in suburban and rural areas in Monroe County. Due to these challenges, it is estimated that nationwide, 7% of homeless individuals live in rural settings, per the National Alliance to End Homelessness.

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

Chronically Homeless individuals becoming homeless

Represents individuals who are newly identified without having a fixed and regular residence. According to HUD, a chronically homeless individual is someone who has a documented disability and is residing in a location not intended for long-term habitation such as the streets, or an emergency shelter for at least 12 months, or four separate occasions in the last three years. This definition also includes individuals staying in an institutional care facility for less than 90 days, provided they were living in one of those homeless settings immediately prior to their institutional stay. Such individuals face the most severe housing barriers, health issues, and long-term unemployment.

Chronically Homeless individuals exiting homelessness each year

Represents the number of chronically homeless individuals who transition into permanent housing annually. The exits are facilitated through Permanent Supportive Housing programs that combine housing assistance with support services. Increasing the exits is a key metric for reducing the overall number of chronically homeless individuals.

Families becoming homeless

Represents the total number of households without a stable home requiring emergency shelter within a given year. Families who become homeless require emergency shelters that can accommodate children.

Families exiting homelessness

Represents the number of families successfully transitioning from the homeless system into a stable housing arrangement.

Families with children under the age of 18 becoming homeless

This subset identifies households that have entered the homeless system that include at least one child under the age of 18. Such households face higher risks of child development, education disruption, and long-term instability, requiring a coordinated response across housing, education, and health systems.

Families with children under the age of 18 exiting homelessness

This subset represents families with at least one child under the age of 18 successfully transitioning from the homeless system into a stable housing arrangement.

Veterans becoming homeless

Tracks the number of individuals with past military service who experience homelessness in a given year. Veterans may face challenges such as service-related disabilities, PTSD, or limited support networks, which contribute to housing instability.

Veterans exiting homelessness

Represents the number of veterans who successfully transition from homelessness to permanent housing within the year. Successful exits are supported through HUD-Veterans Affairs Supportive Housing and Supportive Services for Veteran Families (SSVF) for long-term housing stability.

Nature and Extent of Homelessness: (Optional)

Race:	Sheltered:	Unsheltered (optional)
White	222	39
Black or African American	570	20
Asian	0	1
American Indian or Alaska Native	11	0
Pacific Islander	0	0
Ethnicity:	Sheltered:	Unsheltered (optional)
Hispanic	83	5
Not Hispanic	14	1

Data Source

Comments:

Point in Time Data from 2024

HMIS Report for Race of homeless individuals in Monroe County

Race	2024
Black, African American, or African	3,586
White	1,042
Hispanic/Latina/e/o	521
White & Hispanic/Latina/e/o	281
Hispanic/Latina/e/o & Black, African American, or African	128
White & Black, African American, or African	74
American Indian, Alaska Native, or Indigenous	34
Asian or Asian American	23
Multiracial - more than 2 races/ethnicity, with one being Hispanic/Latina/e/o	20
Black, African American, or African & American Indian, Alaska Native, or Indigenous	14
Data Not Collected	13
Black, African American, or African & Asian or Asian American	8
Hispanic/Latina/e/o & American Indian, Alaska Native, or Indigenous	8
Middle Eastern or North African	8
White & American Indian, Alaska Native, or Indigenous	8
Client Doesn't Know/Prefers Not to Answer	8
Multiracial - more than 2 races, where no option is Hispanic/Latina/e/o	6
Native Hawaiian or Pacific Islander	6
Native Hawaiian or Pacific Islander & Black, African American, or African	4
Native Hawaiian or Pacific Islander & Hispanic/Latina/e/o	4

Hispanic/Latina/e/o & Asian or Asian American	2
Middle Eastern or North African & Hispanic/Latina/e/o	1
White & Asian or Asian American	1

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

In 2024, there were 3,748 households in Emergency Shelter, Safe Haven, and Transitional Housing that required housing assistance. Of the 3,748 total, 850 were households with adults and children.

In 2024, there were 281 veterans in Emergency Shelter, Safe Haven, and Transitional Housing that required housing assistance. The number of non-veterans (children and partners) in a household where at least one household member is a veteran is 3,351.

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

Across the United States, minority groups experience homelessness at a higher rate than Whites. In 2019, there were 5,735 homeless individuals identified in Monroe County; minority groups were 65% of the total. In 2024, there were 5,800 homeless individuals identified in the County, and the percent of whom were minorities increased to 82%. The individuals were identified by the County and received at least some form of support or service aimed at addressing or alleviating their homelessness. Forms of support include a range of homeless services such as emergency shelter for immediate housing, transitional housing to support movement toward permanent stability, permanent supportive housing for individuals with disabilities or chronic homelessness, street outreach to engage unsheltered individuals, case management to assist with housing, employment, and healthcare, and referrals to mental health, substance use, and other essential services.

In 2019, Hispanics composed 20% of the total served and in 2024, they composed 17% of the total. “The majority of people experiencing homelessness are white. However, the percentage of African Americans who are homeless is twice as high as their share of the general population. If we do not address racism and the root causes of homelessness, then we will continue to see people of color disproportionately affected by homelessness. If we do not have affordable housing, safe and decent places to live, jobs that pay a living wage, access to quality health care, transportation and education then we will continue to see people of color disproportionately affected by homelessness.” National Coalition for the Homeless.

Describe the Nature and Extent of Unsheltered and Sheltered Homelessness.

The number of Sheltered Homeless (in Emergency Shelter, Transitional Housing and Safe Haven) compared to those who are Unsheltered (living outside, in a car, abandoned bldg, etc) come from the Point In Time Count. The Point-in-Time (PIT) Count is a count of sheltered and unsheltered people experiencing homelessness on a single night in January. Below are the PIT numbers for Monroe County from 2019-2024.

Discussion:

The McKinney-Vento Homeless Assistance Act defines a homeless person as, “(1) an individual who lacks a fixed, regular, and adequate nighttime residence; and (2) an individual who has a primary nighttime residence that is-(A) a supervised publicly or privately operated shelter designed to provide temporary living accommodations (including welfare hotels, congregate shelters, and transitional housing for the mentally ill); (B) an institution that provides a temporary residence for individuals intended to be institutionalized; or (C) a public or private place not designed for, or ordinarily used as, a regular sleeping accommodation for human beings.” This definition has created an atmosphere in which most rural communities do not count persons living in rural substandard structures as homeless, leaving a portion of those who are homeless in rural areas unidentified.

NA-45 Non-Homeless Special Needs Assessment - 91.405, 91.205 (b,d)

Introduction

The following groups in Monroe County may require supportive housing, but are not necessarily homeless: elderly individuals, including the frail elderly; those with mental, physical, and/or developmental disabilities; individuals struggling with alcohol or other drug addiction; those with HIV/AIDS and their families; victims of domestic violence, dating violence, sexual assault, and stalking; members of the refugee community; and youth and young adults.

Describe the characteristics of special needs populations in your community:

Individuals requesting and obtaining services via the NYS Office of People With Developmental Disabilities Regional Office have intellectual and developmental disabilities (I/DD) which include cerebral palsy, epilepsy, neurological impairment or autism. Individuals with I/DD experience challenges in one or more key life activity domains, which may include mobility, communication, self-care, domestic tasks, learning and economic self-sufficiency. The degree of challenges and life activities impacted are unique to each person, as are their required supports. It is not uncommon for individuals with I/DD to have notable physical and/or behavioral health issues as well.

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

Population groups with special needs of course have widely varying needs. However, their housing options all must at minimum be safe, and must emphasize stability of the living environment and access to needed services. Elderly residents (residents over 65 years old), make up 20.1% of the population in the Consortium. The population group of 65 - 75 year olds represents the fastest growing age group between 2009 and 2023. Addressing the needs of those over age 65 for safe and suitable living environments is critically important for Monroe County

Housing needs for this population group include the improved safety and accessibility of housing stock, for example, removing tripping hazards, improving lighting, installing grab bars, and reducing fall hazards with non-slip strips on floors or surfaces that may get wet.

Ensuring safe environments for the senior population allows for a reduction in the demand for skilled care facilities and nursing home beds in the community and helps seniors retain independent living. Senior residents are more likely to be on fixed incomes and may need financial assistance in making these improvements, and in other household maintenance. CDBG funding can be a resource for such

programs. For example, between 2022 and 2023, CDBG-funded program Lifespan Safety and Security for Seniors provided minor home repairs and fall prevention to 452 residents across Monroe County.

Other Non-homeless population groups requiring services have a variety of needs relating to housing and economic advancement. Between 2016 and 2023, the percentage of the workforce employed with a disability increased by 26.9%. The percentage of the workforce that was unemployed with a disability decreased by 20.1% during this time. Supportive housing services commonly utilized by non-homeless special needs populations in Monroe County include the following: Living with parents or other family members, Utilizing rental assistance programs such as Section 8, Living in Group Home / Supportive Housing, Living in Assisted Living facilities, and Living in Skilled Nursing Facilities

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

Per AIDSVu, there were approximately 1,167 persons living with HIV in Monroe County as of 2022. There are approximately 11 HIV testing sites across Monroe County, and approximately 11 Pre-Exposure Prophylaxis (PrEP) service locations in the County. There are 5 HIV / AIDS Medical Treatment Services in Monroe County, and the City of Rochester operates a Housing Opportunities for Persons with AIDS program.

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

N/A

Discussion:

Individuals with special needs are important and valued members of the community in Monroe County, and the community needs to continue to promote the general welfare of these individuals. Monroe County is committed to being a safe place for individuals for all residents, and will continue to utilize community development resources in order to do so.

NA-50 Non-Housing Community Development Needs - 91.415, 91.215 (f)

Describe the jurisdiction's need for Public Facilities:

In Monroe County, something as simple as an accessible bathroom can become the difference between an unusable space and a public community space. Facilities of this nature can improve community pride, housing values, and boost the local economies within the Monroe County service area. Examples of these facilities would include ADA improvements and updates to public buildings.

Public facilities require periodic improvement, repair and replacement. Many of the low- and moderate-income areas in Monroe County were the first suburban areas to be developed; their facilities are most in need of repair and upgrade. Many of these public facilities are over 100 years old, which presents unique challenges for local municipalities to address. Labor shortages and material cost increases have increased the costs associated with making these necessary improvements to public facilities. To pay for these improvements through taxes alone, without CDBG assistance, could increase residents' overall housing cost burden and may have the ripple effect of increases in other housing problems due to deferred maintenance or overcrowding. These pressures may ultimately displace residents.

How were these needs determined?

Each year, Monroe County provides municipalities with the opportunity to apply for funding through CDBG. Among these applications, Monroe County considers factors such as urgency, project readiness, and potential benefits of the project. Monroe County prioritizes projects that will provide safety or sanitation improvements to under-invested areas, such as sewer replacements and sidewalk improvements. Monroe County also invests CDBG funds into projects that address access and equity, such as bringing public restrooms up to ADA standards. Monroe County considers the impacts of such projects, in terms of residents' quality of life and community impact. These projects often do not have an immediate fiscal return on investment, but will ultimately benefit the municipality by maintaining community pride and dissuading disinvestment of the neighborhoods.



Public Facilities: Memorial Park Restroom Replacement

Describe the jurisdiction's need for Public Improvements:

Much like the need for public facilities, the need for public improvements has grown over the years in the Monroe County service area. Residents should have safe and healthy public spaces, including parks and playgrounds, with modern amenities designed to promote healthy living. Public improvement projects, including improved traffic flow in the communities, allows communities to grow safely and be welcoming for all. Much of the public infrastructure (sewer, water, electric, gas) is over 100 years old, which presents unique challenges for local departments of public works to address. Safe water, sewer, and other infrastructure services are public health concerns that communities in Monroe County address on an annual basis. These communities face rising costs associated with making these necessary improvements to public facilities due to labor shortages and material cost increases. Without assistance from CDBG funding, these costs would have to be covered by an increased local tax levy or public referendum. In areas where there is a high proportion of low- to moderate-income families, these increased taxes would likely increase the cost burden for both renters and homeowners. An example of a public improvement project completed within the previous five-year funding cycle includes the replacement of 676 linear feet of aging water main along Keable Court in Brockport NY, completed in

September 2024. Eight-inch, ductile iron pipe replaced the aging, six-inch pipe cast iron water main, along with nine new service lines, new service saddles, corporation stops, curb boxes and a hydrant. Keable Court was resurfaced, and approximately 1,140 linear feet of concrete curb was installed to improve drainage away from the pavement. Of the \$230,469 total project cost, Monroe County invested \$60,000.

How were these needs determined?

As with public facility investment, Monroe County provides municipalities with annual opportunities to apply for funding through CDBG. Among these applications, Monroe County considers factors such as urgency, project readiness, and the potential benefits of the project. Monroe County prioritizes projects that will provide safety or sanitation improvements to under-invested areas, such as sewer replacements and sidewalk improvements. Monroe County also invests CDBG funds into projects that address access and equity, such as bringing sidewalks up to ADA standards. Monroe County considers the impacts of such projects in terms of residents' quality of life and community impact. These projects often do not have an immediate fiscal return on investment, but will ultimately benefit the municipality by maintaining community pride and dissuading disinvestment of the neighborhoods. Many of the low- and moderate-income areas in Monroe County were the first suburban areas to be developed and most in need of repair and or upgrade. Increasing tax levies on residents of these communities in municipalities in Monroe County to pay for facility and infrastructure improvements may result in increases in housing problems among lower income residents, and may ultimately displace residents. Infrastructure maintenance and repairs are critical for the prolonged community safety and economic development of the region. As a matter of public safety, having access to fresh water, functioning sewers, safe electricity, and safe public facilities is important in maintaining and adding to the Community. In addition, municipalities across New England and New York State are struggling to meet the need of replacing aged infrastructure, as the risk of flooding and other environmental disasters is an ever-growing concern.



Infrastructure - Keable Court Water Line 1



Infrastructure - Keable Court Water Line 2

Describe the jurisdiction's need for Public Services:

Public services are essential for the well-being of many residents of Monroe County, especially low- to moderate-income (LMI) residents, seniors, and those with disabilities. Public Services address fundamental societal needs, ensuring safety, health, education, and economic stability. The programs

funded provide vital resources for those in need, including but not limited to: meal delivery services, fraud intervention, in-home safety repairs for seniors, home ownership education, foreclosure prevention, and job opportunities for people with disabilities. Without these necessary services, the strain on community resources would be far reaching. Seniors would have less access to food, amenities, and medication, as well as a reduced ability to age in place and greater risk of injury or worse at home. Homebuyers would be at a disadvantage entering the housing market, potentially leading to an increase in the number of foreclosed, vacant and zombie properties. There would be fewer residents with developmental disabilities in the workforce, which would require additional care from family and care providers and put increased stress on healthcare and other government resources.

How were these needs determined?

During the application process for CDBG funding, organizations present information, studies and resources to justify the need for their services and their need for funding. This information is reviewed by the County for accuracy and urgency of need before a funding decision is made. In general, the main recipients of Public Services have unique needs that require additional support services in order to allow recipients to sustain a reasonable quality of life. For example, as people age, they may need additional assistance with things like mobility, housing, and social engagement to help maintain their independence and quality of life. Likewise, navigating the housing market can be treacherous and is only getting more difficult with current trends, especially for first-time buyers and those with lower income. Public services like education, down payment assistance, and financial counseling help ensure residents of Monroe County can achieve stable and long-lasting homeownership.



Housing for seniors

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

This section outlines the current housing conditions in Monroe County. The analysis provides detailed insight into the availability, affordability and condition of housing units , changes in home values and rent, and the suitability of the housing stock to meet the needs of residents at various income levels. It also highlights rising costs, aging housing stock, and the need for larger affordable rental units. These findings inform future investments to preserve, improve, and expand housing opportunities throughout the County.

As part of the consolidated planning process, Monroe County conducted an analysis of housing market conditions across Suburban Monroe County, including the number of, cost of, and condition of housing units. This analysis will reveal and explore barriers to affordable housing and non-housing community development needs.

MA-10 Housing Market Analysis: Number of Housing Units - 91.410, 91.210(a)&(b)(2)

Introduction

The housing market analysis section of this consolidated plan studies existing conditions in the number of housing units in Suburban Monroe County in order to better understand the gaps and needs of residents relating to the number and type of housing units in this service area.

Table 25 below shows the number of units in the Monroe County CDBG Consortium, by how many units are in the building.

All residential properties by number of units

Property Type	Number	%
1-unit detached structure	161,404	71%
1-unit, attached structure	14,930	7%
2-4 units	16,565	7%
5-19 units	21,513	9%
20 or more units	11,711	5%
Mobile Home, boat, RV, van, etc	2,678	1%
Total	228,801	100%

Table 28 – Residential Properties by Unit Number

Data Source: 2016-2020 ACS

All Residential Properties by Number of Units - Analysis

Data from the 2023 American Community Survey (ACS 2023), shows:

The total number of housing units in the Monroe County CDBG Consortium (Monroe County without the City of Rochester) is 228,801. Of these, 176,334 housing units are 1-unit: 161,404 or 71% are 1-unit detached units and 14,930 or 7% are attached. Seven percent of housing units in Monroe County are in 2-4 unit structures; 9% are in 5- or 19-unit structures; 5% are 20-or-more-unit structures; and 1% of housing units are mobile homes. (See table 25)

The total number of housing units increased between 2016 and 2023 by 5,014 units.

Unit Size by Tenure

	Owners		Renters	
	Number	%	Number	%
No bedroom	239	0%	2,115	4%
1 bedroom	1,687	1%	18,670	33%
2 bedrooms	22,644	14%	24,415	44%
3 or more bedrooms	136,835	85%	10,560	19%
Total	161,405	100%	55,760	100%

Table 29 – Unit Size by Tenure

Data Source: 2016-2020 ACS

Unit Size by Tenure Data Analysis

The majority of owner-occupied housing units (85%) are 3 or more bedrooms in the Consortium, while only 19 % of renter-occupied units have 3 or more bedrooms. This implies a different household composition and indicates a potential need for additional larger rental housing units. Between the 2015 and 2020 ACS, three- or more-bedroom renter-occupied units increased from 19 to 20% of total occupied rental units.

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

Monroe County administers a variety of housing programs to assist low-and moderate-income residents access affordable housing. These are funded through federal Community Development Block Grant and HOME investment Partnership funds.

Households assisted range between low- to moderate-income, with 2,178 units managed by the Rochester Housing Authority (RHA). Section 8 Housing Choice Voucher programs are administered by RHA and the Fairport Urban Renewal Agency (FURA).

At least 75 % of the families admitted to the Section 8 program during the PHA's fiscal year must have income at or below 30 % of the area median income. In general, eligibility for vouchers is limited to:•

Very low-income families (30% AMI or below);

- Low-income families previously assisted under the public housing, Section 23, or Section 8 project-based housing programs;

- Low-income families that are non-purchasing tenants of certain homeownership programs;

- Low-income tenants displaced from certain projects; or

- Low-income families that meet PHA-specified eligibility criteria. For the Public Housing Program:

At least 40 % of the families admitted to the Public Housing program during PHA's fiscal year must have an income at or below 30 % of the area median income. The remaining admitted families must be below 80 % of the area median income. In general, eligibility for a Public Housing unit is limited to the following household characteristics/sizes:• One-bedroom units are reserved for households that are age 50 and over or considered

permanently disabled by a medical professional.

- Two-, Three-, and Four-bedroom units for families with bedroom need being determined by household size. State level programs intended to increase the amount of available affordable housing include the Small Building Participation Loan Program, which provides low-interest loans and/or tax exemptions to multifamily building owners to facilitate the moderate or substantial rehabilitation and affordability of housing for low- to-moderate-income households.

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

Monroe County anticipates an increase in the number of affordable housing units being brought online during the 2025 - 2029 planning period in part to the market demand for these housing units, and the State-level incentives available for activating affordable housing units for LMI individuals. New York State Homes and Community Renewal offers various incentive programs for activating affordable housing, including the participation loan program, and the Rural and Urban Community Investment Fund.

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

The existing housing stock in the Consortium does not meet the demands of residents. While new housing is brought online, there is a lack of affordable and accessible housing, which limits housing opportunities for these members of the community.

Describe the need for specific types of housing:

An increase in high-quality affordable housing solutions is needed at all household size levels for all subpopulations across Monroe County. A specific need for affordable housing that spans all unit sizes and subpopulations is the need for more accessible (barrier-free) housing.

Discussion

MA-15 Housing Market Analysis: Cost of Housing - 91.410, 91.210(a)

Introduction

With housing costs being an identified and growing burden in Suburban Monroe County, this section of the Consolidated Plan studies the cost of housing in the Monroe County consortium. It is important to understand current market conditions in order to understand how to best address affordability issues in Monroe County.

Data analysis in this section of the Plan focuses on determining if populations or areas experience disproportionately greater housing needs within the Monroe County consortium. The needs analyzed in this section include: excessive housing cost burden, lack of kitchen or sanitary facilities, and overcrowding. Disproportionate need is determined in this case by analyzing CHAS data to see what portions of the population are experiencing a greater incidence of specific housing problems than other portions. In order to do this, Monroe County compared the distribution of specific housing issues among racial, ethnic, age and income groups, and compared it to the demographics of the population of the Monroe County consortium as a whole.

For reference, the total population of the Monroe County CDBG Consortium (Monroe County minus the City of Rochester, the Town of Greece, and Irondequoit) is 398,069 people according to 2023 5-year estimate American Community Survey Data.

Cost of Housing

	Base Year: 2009	Most Recent Year: 2020	% Change
Median Home Value	0	0	0%
Median Contract Rent	0	0	0%

Table 30 – Cost of Housing

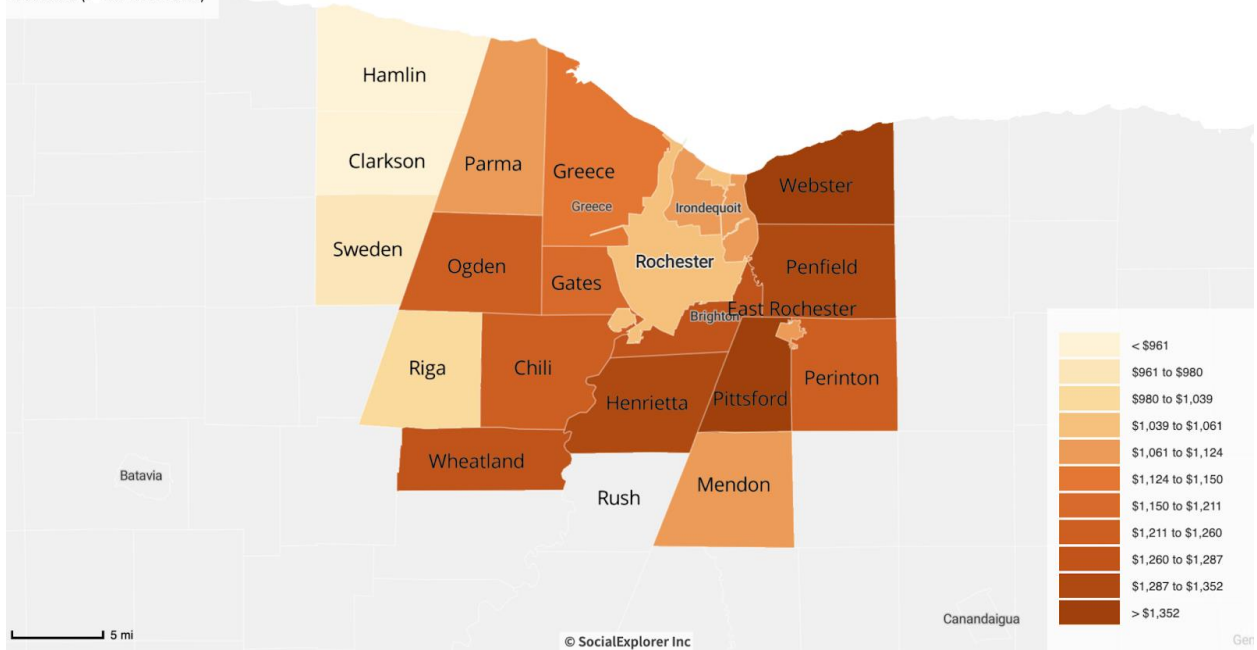
Data Source: 2000 Census (Base Year), 2016-2020 ACS (Most Recent Year)

Rent Paid	Number	%
Less than \$500	6,482	11.6%
\$500-999	29,580	53.0%
\$1,000-1,499	13,877	24.9%
\$1,500-1,999	3,614	6.5%
\$2,000 or more	2,174	3.9%
Total	55,727	99.9%

Table 31 - Rent Paid

Data Source: 2016-2020 ACS

Median Gross Rent
ACS 2023 (5-Year Estimates)



Gross Rent in Monroe County

Rent Paid - ACS 2023 5 Year Estimate	Units	Percentage
Renter-Occupied Housing Units with Cash Rent:	112,711	
Less than \$300	3,452	3.10%
\$300 to \$599	8,191	7.30%
\$600 to \$799	10,010	8.90%
\$800 to \$999	20,029	17.80%
\$1,000 to \$1,249	29,000	25.70%
\$1,250 to \$1,499	16,943	15.00%
\$1,500 to \$1,999	16,193	14.40%
\$2,000 or More	8,893	7.90%

Rent Paid Cost Change Analysis

Both median home values and rent have increased across Monroe County between 2009 and 2023, with a higher percentage increase in median rents (58%) than that of median home values (42%). This coincides with the fact that rental cost burdens have been increasing at a disproportionate rate compared to home cost burdens during this time. It is of note that values and rents increased at a rate of 10 and 17% respectively during this 11-year time period, followed by an increase of 30 and 35% respectively in the next three years. Housing and rents are increasing at a rapidly increasing rate in Suburban Monroe County.

Rent Paid Analysis

In the Monroe County consortium, the 2020 ACS data indicates that more than half of rents paid during this time were at or below \$1,000 per month. This stands in contrast to more recent data indicating higher rents are being paid County-wide. 63% of rents were at or over \$1,000 across Monroe County. This speaks to the spike in the rate of rent increases over the past 3 years.

Housing Affordability

Number of Units affordable to Households earning	Renter	Owner
30% HAMFI	3,253	No Data
50% HAMFI	11,247	12,641
80% HAMFI	33,598	38,288
100% HAMFI	No Data	56,275
Total	48,098	107,204

Table 32 – Housing Affordability

Data Source: 2016-2020 CHAS

Housing Affordability Analysis

This chart shows the HUD area median family income broken down into renters and owners. These incomes are further broken down by percentages of the HUD area median family income.

The data shows that 7% of the rental properties in the Monroe County CDBG service area are affordable to individuals at the 30% HAMFI level, which is an increase of 1% from the 2020 iteration of this market analysis, when 6% of rental properties in the Consortium were affordable to individuals at the 30% HAMFI level.

At the 50% HAMFI level, 23% of renters and 11% of owner-occupied units are affordable, which also indicates an increase from 22% to 23% renters, and 10% to 11% of owners between 2020 and 2023.

At the 80% HAMFI level, 70% of rental units, and 54% of owner occupied units are affordable. This is a slight drop from the levels seen in 2020, with 73% of rental housing units being affordable to individuals making 80% of the Area Median Income. This indicates there may be a demand for “middle income” housing, or housing whose rent is at 80% of the area median income.

While issues continue to exist regarding affordability, more affordable housing units have become available since the last plan cycle, evidence that housing programs being managed by Monroe County are yielding successful results.

Number of Units affordable to Households earning	Renter	% Renter	Owner	% Owner
30% HAMFI	2,238	7%	No Data	No Data
50% HAMFI	7,567	23%	7,361	11%
80% HAMFI	22,573	70%	24,798	36%
100% HAMFI	No Data	No Data	37,005	54%
Total	32,378		69,164	

Housing Affordability Table

Monthly Rent

Monthly Rent (\$)	Efficiency (no bedroom)	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom
Fair Market Rent	839	950	1,186	1,443	1,593
High HOME Rent	650	760	951	1,192	1,285
Low HOME Rent	650	710	852	984	1,098

Table 33 – Monthly Rent

Data Source: HUD FMR and HOME Rents

Is there sufficient housing for households at all income levels?

There were no identified specific issues regarding number of housing units available, which is evidenced by low overcrowding data in the Monroe County service area, however there are potential issues for “middle income” residents, who may struggle to be eligible for certain housing voucher programs, but may be burdened with market or above market rate housing.

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

As rental and housing market prices have increased in recent years, the demand for affordable rental and owner-occupied housing continues to grow. Also note that income levels are not increasing at the rate that prices increase, interest rates have been high when seeking to borrow money to buy homes, and home ownership and rental costs are expected to increase over the next five years due to labor demand and supply issues. In addition, one significant route through which affordable housing typically

becomes available is when a household sells their home due to changing needs such as the addition or maturing of children, needs related to aging, or changes in income providing new opportunities. The sudden increase in mortgage rates means that households who secured mortgages during the lows of 2016-2022, or have already completed their mortgages, may be hesitant to take on a riskier loan with a new house. This phenomenon on a larger scale drives up prices and reduces availability for other families in the area.

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

Per the 2023 American Community Survey (ACS,) the median gross rent for all of Monroe County was \$1,126. Median Gross Rent by Bedrooms in Monroe County in 2023 are as follows:

Median Gross Rent: \$1,126

No bedroom: \$819

1 Bedroom: \$951

2 Bedroom: \$1,208

3 Bedrooms: \$1,333

4 Bedrooms: \$1,411

Discussion

While there is evidence that housing programs and services provided by Monroe County are having an impact on housing affordability in Monroe County, housing affordability remains a major issue across the County.

One emerging gap in affordability in housing is in the approximately 80% of area median income market. These residents may be making too much money to enter into traditional rent subsidies programs, but may experience hardships in affording market rate housing. Many homeowners are finding themselves being outbid on properties and not utilizing grant offerings due to the restrictions that may be imposed with the funds. Notably, requesting any kind of inspection is seen as grounds for having an offer be rejected outright regardless of how competitive it might be.

MA-20 Housing Market Analysis: Condition of Housing - 91.410, 91.210(a)

Introduction

This analysis of housing examines the age, quality, and safety of housing across Monroe County, with most units built before 1980. The analysis identifies key issues such as outdated building systems and environmental hazards like lead-based paint. Data shows both owner-occupied and renter-occupied substandard units, which may be more frequent in low-moderate income households whose income may not allow for the financial reserves to make improvements. To address this, the County supports investment in repair and improvement programs that preserve affordable housing.

Describe the jurisdiction's definition of "standard condition" and "substandard condition but suitable for rehabilitation":

Monroe County has defined “Standard Condition” and “Substandard Condition but Suitable for Rehabilitation”, in addition to “Sub-Standard Condition but Not Suitable for Rehabilitation” as the following:

Standard Condition: A dwelling unit in this category has no major defects or only slight defects which are correctable through the course of regular maintenance. It must be in total compliance with applicable local housing and occupancy codes; be structurally sound; watertight and in good repair; be adequate in size with respect to the number of rooms and area of living space and contain the following:

- Safe electrical wiring system adequate for lighting and other normal electrical devices.
- Heating system capable of sustaining a healthy temperature (consistent with normal, year round climatic conditions).
- Separate, well-lighted and ventilated bathroom that provides user privacy and contains a sink, commode and bathtub or shower stall.
- Appropriate, sanitary and approved drainage system.
- Fully usable sink in the kitchen.
- Adequate space and service connections for a refrigerator.
- An unobstructed egress to a safe, open area at ground level.
- Be free of any barriers that would preclude ingress or egress if the occupant is handicapped.

Substandard Condition but suitable for Rehabilitation: A dwelling unit in this category does not comply with the standard criteria, or has minor defects that require a certain amount of correction but can still provide a safe and adequate shelter or has major defects requiring a great deal of correction and will be safe and adequate once repairs are made. To be suitable for rehabilitation, a trained housing specialist must carefully inspect the dwelling and prepare a work write-up of repairs necessary to bring it up to standard condition. A cost estimate of repairs will be prepared based on the needs identified in the work write-up. If these costs are equal to or less than 65% of the just value of the dwelling unit, then it will be considered suitable for rehabilitation.

Sub-standard Condition but Not Suitable for Rehabilitation: A dwelling unit is in this category if a cost estimate of repairs, based on the needs identified in a work write-up, exceeds 65% of the just value as

determined by the property appraisal or appraisal dated within 6 months of application. Such units are not eligible.

Condition of Units

Condition of Units	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
With one selected Condition	27,624	17%	24,145	43%
With two selected Conditions	518	0%	1,154	2%
With three selected Conditions	50	0%	134	0%
With four selected Conditions	0	0%	0	0%
No selected Conditions	133,274	83%	30,345	54%
Total	161,466	100%	55,778	99%

Table 34 - Condition of Units

Data Source: 2016-2020 ACS

Condition of Units Analysis

The data in the table “Condition of Units” displays the number and percentages of housing units in the Monroe County service area that have one or more of the HUD defined housing problems. (These conditions are the following: 1: Lacking complete kitchen facilities, 2: Lacking complete plumbing facilities, 3: More than one person per room, and 4: Cost burden greater than 30%.)

The data in the “Condition of Units” table indicates that 17% of owner-occupied units in the Monroe County service area have one of the four housing conditions, 0.3% have two housing conditions, and 0.04% had three selected housing conditions, while 83% of the owner occupied units do not report any conditions. This represents a 4% increase in the percentage of owner occupied housing units that do not experience housing problems from the previous Consolidated Plan, which had only 79% of owner-occupied houses not experiencing any of the four housing conditions.

The data in the “Condition of Units” table indicates that 43% of renter occupied units in the Monroe County service area contain one of the housing conditions, and 2% of the renter occupied units contain two of the housing conditions. 54% of renter-occupied units report containing none of the four housing conditions. This represents an increase of 1% in renter-occupied households in Monroe County that experience one of the four housing problems since the 2020 Consolidated Plan.

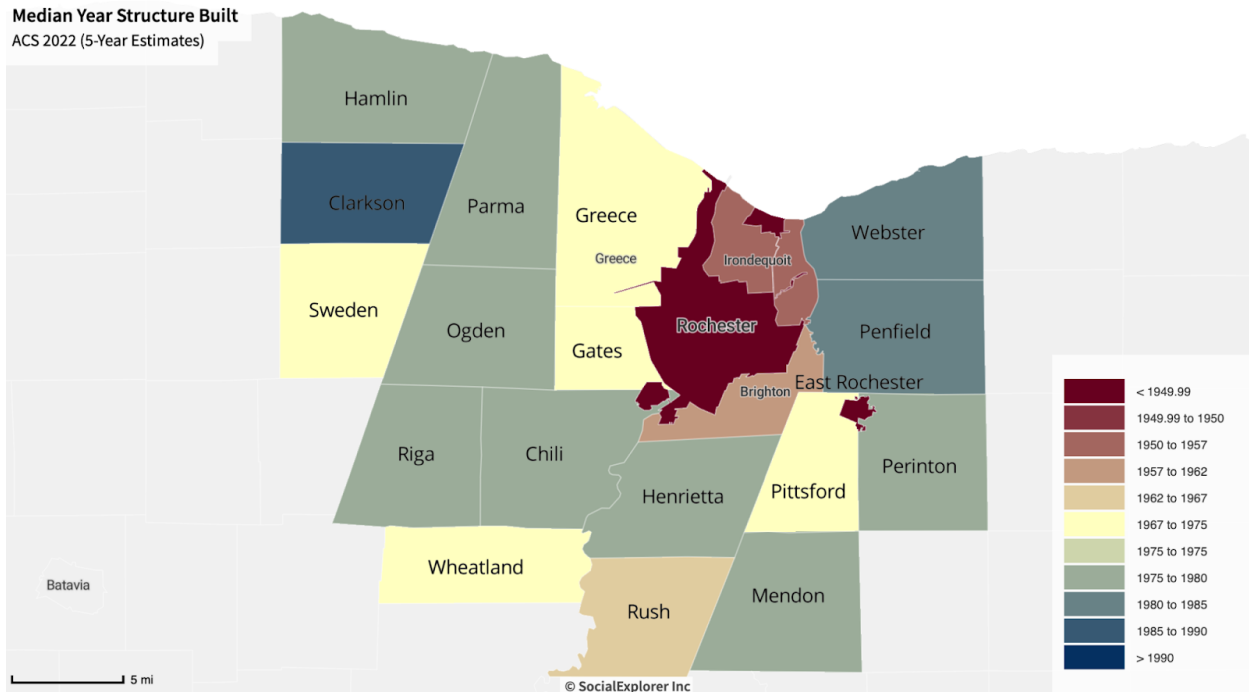
Year Unit Built

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
2000 or later	17,158	11%	8,512	15%

Year Unit Built	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
1980-1999	39,578	25%	13,689	25%
1950-1979	75,799	47%	25,233	45%
Before 1950	28,893	18%	8,352	15%
Total	161,428	101%	55,786	100%

Table 35 – Year Unit Built

Data Source: 2016-2020 CHAS



Median Year Structure Built Year Unit Built Data Analysis

The data displayed in the “Year Unit Built” table provides information about the age of the housing stock in the Monroe County service area. The table indicates that most of the housing in the Monroe County service area was built between 1950 and 1979. The age of the housing stock indicates an elevated risk of environmental concerns such as lead based paint hazards and asbestos contamination in housing. Additionally, the housing stock may be operating with antiquated mechanical, electrical, and plumbing systems. There is a jump in the number of housing units built after the year 2000 from the previous Consolidated Plan; the percentage has increased from 9% to 11% in this period. Additionally, the 1950 - 1979 category has decreased from 49% to 45%.

While more than half of all housing units in Suburban Monroe County were constructed prior to 1979, more housing units are coming online, and Monroe County has invested in home improvement programs that will improve environmental safety conditions in housing. This does indicate that there remains a need for home improvement programs to ensure homes are free of lead, asbestos, and other potential environmental hazards.

As seen from the “Median Year Structure Built” map, many of the older units in Monroe County are located in urban areas, while outer ring suburbs have more recent years for median year structure built.

Risk of Lead-Based Paint Hazard

Risk of Lead-Based Paint Hazard	Owner-Occupied		Renter-Occupied	
	Number	%	Number	%
Total Number of Units Built Before 1980	104,692	65%	33,585	60%
Housing Units build before 1980 with children present	9,453	6%	7,446	13%

Table 36 – Risk of Lead-Based Paint

Data Source: 2016-2020 ACS (Total Units) 2016-2020 CHAS (Units with Children present)

Risk of Lead-Based Paint Hazard

The table “Risk of Lead-Based Paint Hazard” displays housing units built before 1980, in total and with children present. Exposure to lead in homes is a major concern for households with children present due to the risk of developing learning disabilities and other side effects of lead poisoning among children living in these environments. Older homes (homes built prior to 1978) more frequently have lead-based paint hazards present, and sometimes lead service lines for drinking water. The chart indicates that while the percentage of housing units built before 1980 across renter and owner-occupied units has decreased, both renter-occupied, and owner-occupied unit types have high risks of lead-based paint hazards. The percentage of renter-occupied units with children present built before 1980 is nearly double that of owner-occupied units with children present built prior to 1980. This indicates there is a need to ensure these older housing units are safe environments for children.

Vacant Units

	Suitable for Rehabilitation	Not Suitable for Rehabilitation	Total
Vacant Units	0	0	0
Abandoned Vacant Units	0	0	0
REO Properties	0	0	0
Abandoned REO Properties	0	0	0

Table 37 - Vacant Units

Data Source: 2005-2009 CHAS

Vacant-Status Addresses - Quarter Ending December 31, 2024	Estimated Time Vacant					
Total Addresses Included:	< 3 months	3-6 months	6-12 months	12-24 months	24-36 months	> 36 months

132,052	24	28	93	170	117	565
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Table 38 - HUD Aggregated USPS Administrative Data on Address Vacancies

Vacant Units - Supplemental Data and Analysis

At the time that this Plan was being developed, no publicly available homes or properties within the Consortium in the real estate owned (REO) sales databases of the following agencies: HUD, Department of Veterans Affairs, Federal Deposit Insurance Corporation, Internal Revenue Service, US Army Corps of Engineers, Customs, U.S. Marshals Service, Department of Agriculture Rural Development, Fannie Mae, From Freddie Mac, General Services Administration, or Federal Deposit Insurance Corporation.

The United States Postal Service (USPS) provides quarterly data to HUD, which HUD tabulates by census tract. Based on these data, there were approximately 852 addresses which were considered “vacant” by the USPS. There are a number of reasons why an address may have a vacant status with the USPS, which differs from the definition of a vacant residential structure. Still, these data provide an interesting insight into trends in neighborhood change, since the data are tabulated by census tract and updated quarterly.

Describe the need for owner and rental rehabilitation based on the condition of the jurisdiction's housing.

Monroe County has identified both owner and renter occupied housing rehabilitation as one of its high-priority activities in order to preserve and maintain its affordable housing stock. The housing stock in Monroe County is older than the national average for age of housing stock, with the median year homes being built across the United States as 1979.

As a result of this, and because of housing problems reported in both rental and owner occupied housing, housing rehabilitation is important and necessary. Rehabilitation assistance is often critical in ensuring that lower-income people are decently and suitably housed, as the lower and fixed incomes of the elderly and people with disabilities often preclude the installation or repair of needed features.

While more rehabilitation is needed, there are encouraging signs in Monroe County that housing rehabilitation programs have reduced the number of housing units experiencing housing problems.

Estimate the number of housing units within the jurisdiction that are occupied by low or moderate income families that contain lead-based paint hazards. 91.205(e), 91.405

Lead-based paint has been banned for residential use since 1978. All houses constructed before 1978 are considered at risk of containing lead-based paint. Monroe County estimates that roughly 61% of the LMI population is at risk of living with lead-based paint hazards, based on the number of housing units occupied by low- or moderate-income families that were built before 1980. Of these, Monroe County estimates that 61% of the households are owner-occupied, and 58.7% are renter-occupied.

Discussion

While Monroe County has made strides in reducing the number of housing problems that residents experience, there is more work to be done to make all housing in Monroe County affordable, safe from environmental hazards, and free of negative housing conditions.

MA-25 Public And Assisted Housing - 91.410, 91.210(b)

Introduction

The following analysis reviews existing public housing types and conditions in the Monroe County service area.

Totals Number of Units

	Certificate	Mod-Rehab	Public Housing	Program Type					
				Vouchers					
				Total	Project -based	Tenant -based	Special Purpose Voucher		
							Veterans Affairs Supportive Housing	Family Unification Program	Disabled *
# of units vouchers available	0	38	2,521	7,475	562	6,913	671	703	3,330
# of accessible units			733						

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

Table 39 – Total Number of Units by Program Type

Data Source: PIC (PIH Information Center)

Number of accessible units in public housing

There are 733 accessible public housing units in the Monroe County service area.

Describe the supply of public housing developments:

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

As of March 2025, there are 2,178 units managed by the Rochester Housing Authority, (RHA) and they all exceed the HUD requirements for public housing.

In addition to the existing public housing units, RHA has converted some of its public housing portfolio through the HUD rental assistance demonstration (RAD) and maintains ownership of these developments. RHA looks to increase density with each RAD project and has developed other affordable housing in the City of Rochester. Many of these new housing units include additional accessible options.

FURA administers a Section 8 program, but does not administer Public Housing units.

Public Housing Condition

Public Housing Development	Average Inspection Score
461/561/Federal St	62c
Lake Tower Tubman	72c
Parliament/H-R/Seneca Mnr	58c
Carlson Commons	77c
Anthony Square	73c
Bay Zimmer/Holland/Gantt/Parkside	53c
Lexington Court / Glenwood	58c
DTE&W/Kennedy/Jonathan Child	47c
161/261/361/Capsule	65c
Scattered Sites	71b
Luther / Bronson / UT / Atlantic	77c
Plymouth Manor	83c

Table 40 - Public Housing Condition

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

The Rochester Housing Authority continues to enhance the quality of its units by tirelessly monitoring unit conditions and making updates to units when necessary.

RHA inspects each public housing unit annually and more frequently with "problem units." The inspection procedure also identifies preventative maintenance items. Every 5 to 7 years, RHA conducts a professional, physical needs assessment on its entire housing portfolio. This determines how RHA prioritizes the use of capital funding and operational funding.

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

The Rochester Housing Authority is able to help Monroe County protect those living in Monroe County who need public housing assistance, which helps improve the quality of life for all residents of Monroe County. RHA has a resident services department who works one-on-one with residents and participants to assist with homeownership preparation and achieving goals in reaching self-sufficiency.

Discussion:

MA-30 Homeless Facilities and Services - 91.410, 91.210(c)

Introduction

Addressing homelessness requires a well-aligned network of housing options and supportive services that prioritize long-term stability. Collaboration across agencies, funders, and care providers forms the backbone of the County's homelessness response, enabling more coordinated case management and better outcomes. Monroe County's strategic efforts are supported by partners including Partners Ending Homelessness (formerly known as the CoC), and other governmental and non-governmental entities, with up-to-date service access facilitated through platforms like MyWayfinder and 211/Lifeline.

Facilities Targeted to Homeless Persons

	Emergency Shelter Beds		Transitional Housing Beds	Permanent Supportive Housing Beds	
	Year Round Beds (Current & New)	Voucher / Seasonal / Overflow Beds	Current & New	Current & New	Under Development
Households with Adult(s) and Child(ren)	497	8	15	655	0
Households with Only Adults	316	60	98	640	0
Chronically Homeless Households	81	60	7	164	0
Veterans	3	0	35	90	0
Unaccompanied Youth	8	0	14	14	0

Table 41 - Facilities Targeted to Homeless Persons

Data Source Comments:

Emergency Shelters in Monroe County

Organization	Program
Bethany House	Bethany House
Catholic Family Center	Francis Center
Catholic Family Center	Sanctuary House
Center for Youth	Youth Emergency Shelter
DHS Hotel Placements	MCDSS Hotel Placements
Eagle Star	Eagle Star Temporary ES
Family Promise of Greater Rochester	FPGROC
Saving Grace Ministries	Grace House ES
House of Mercy	House of Mercy
Open Door Mission	Samaritan House
Providence	Tempo Emergency Housing
Salvation Army	Booth Haven
Salvation Army	Hope House
Spiritus Christi Emergency Housing	SCPO Emergency
Volunteers of America	Guest House
Volunteers of America	Moving Forward Family Shelter
*Willow Center for Domestic Violence	Willow
YWCA	Emergency Housing

Code Blue Shelters and Transitional Housing in Monroe County

Code Blue Shelters

Organization	Program
Bethlehem	4 rooms for couples
Grace House	
House of Mercy	House of Mercy
Oak Orchard	
Open Door Mission	Samaritan House

Transitional Housing

Organization	Program
Center for Youth	Arnett Independent TLP
Center for Youth	New Beginning House RHY
Center for Youth	Transitional Living Expansion
Center for Youth	Transitional Living Program - RHY
Eagle Star Housing	Spencerport House
Open Door Mission	Coldwater House

Salvation Army	Safe Haven
Salvation Army	Booth Haven VAGPD
Salvation Army	Safe Haven Transitional VAGPD
Saving Grace Ministries	Grace House
Spiritus Christi Prison Outreach	SCPO Transitional Housing
Veterans Outreach Center	Richard's House

Permanent Housing in Monroe County

Permanent Housing - Rapid Re-Housing (RRH)

Organization	Program
Center for Youth	Transitional Age Youth RRH
Coordinated Care Services, Inc.	RRH Partnership
Delphi Rising	Delphi Home Safe
Person Centered Housing Options (PCHO)	PCHO RRH
Soldier On	SSVF Program
Spiritus Christi Prison Outreach	SCPO RRH
Volunteers of America	VOA Reentry RRH
YWCA of Greater Rochester/Willow	Tapestry RRH

Permanent Housing - Permanent Supportive Housing

Organization	Program
Catholic Family Center	Lafayette Housing
Open Door Mission	ODM CH PSH
PCHO	PCHO Housing First
PCHO	Going Home
Providence Housing Development Corporation	Shelter Star
Providence Housing Development Corporation	Project Based PSH
Rochester Housing Authority	(6) PSH Programs
Rochester Housing Authority/VA	VASH
Spiritus Christi Prison Outreach	Voters Block Community PSH
Volunteers of America	(3) Project Based PSH Programs
Volunteers of America	(2) Scattered Site PSH Programs
YWCA of Rochester & Monroe County	CH PSH

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

A primary goal of the Homeless system is to link individuals with mainstream resources and services in the community that will support their goals of housing stability and self-sufficiency. Resources for residents include:

Health Services and service providers include:

Regional Health Reach delivers comprehensive primary medical and dental care to individuals and families experiencing homelessness in Rochester and the greater Monroe County area. Services are offered at area homeless shelters, through a Mobile Medical Unit and at their clinic located at 360 Monroe Avenue, Suite 2, Rochester, NY. The program operates on a sliding fee scale to ensure access to care regardless of the individual's ability to pay.

NYS Homeless Healthcare Service program provides medical, dental, and mental health care specifically for individuals experiencing homelessness. Care is delivered through local providers, mobile health units, and community outreach efforts. The goal is to reduce barriers to care, improve health outcomes, and connect individuals with long-term support service.

Mental Health Services:

The Monroe County Office of Mental Health provides mental health services such as emergency crisis services, inpatient and outpatient services, community support programs including vocational support, respite care, family support, self-help, and more for all residents in Monroe County.

East House is a private, nonprofit mental health care agency that provides residential services to adults recovering from mental illnesses. The programs include counseling, case management, education and career development services. East House also operates Affinity Place, a short-term, no-fee respite care facility staffed by individuals with lived experience, offering a safe environment for those experiencing a mental health crisis.

Employment service providers include:

Securing sustainable employment is a key step toward long-term housing stability. Monroe County connects individuals experiencing homelessness with tailored job training, career readiness, and placement services. RochesterWorks is a nonprofit organization dedicated to provide a no-cost employment and training services to job seekers, youth, and businesses in Monroe County. It offers a range of services such as job readiness training, employability assessments, work experience programs, and individualized career counseling. RochesterWorks operates multiple career centers throughout the City of Rochester, facilitating access to employment resources for individuals.

Monroe County's Department of Human Services offers income support, medical assistance, and comprehensive services designed to promote a higher quality of life for children, families, and disadvantaged or elderly adults. The employment programs offered aim to improve the employability of

participants through community service placements and training opportunities. This supports individuals in achieving self-sufficiency.

Other services include:

YMCA emergency housing services offer a short-term shelter to support individuals experiencing homelessness. The services are designed to help individuals access broader community resources as they work toward stable housing.

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

Much like the total number of beds available to homeless individuals, the list of current homeless service providers changes frequently. Current homeless service providers include the following:

** The below is not a complete list and there can be frequent changes as a result of changes in funding and local homeless shelter provider needs. In order to access the most up to date recourse, residents and providers should go to MyWayfinder or 211/Lifeline for up-to-date information.

MA-35 Special Needs Facilities and Services - 91.410, 91.210(d)

Introduction

Monroe County recognizes the critical housing and service needs of individuals with special needs. This section outlines Monroe County's assessment of supportive housing needs for individuals with special needs, including and frail elderly, persons with disabilities, those with mental health or substance use disorders, persons with HIV/AIDS, youth aging out of foster care, and individuals returning from institutional settings. This section evaluates current service gaps, identifies available community resources and partnerships and programs in place to support stable housing with appropriate services. Monroe County partners with a network of community-based organizations to provide housing options that include case management, rehabilitative care, mental health and addiction treatment and accessibility improvements.

In this section, Monroe County highlights key programs and agencies that provide critical support to residents with special needs. The Housing Improvement Program (HIP) helps elderly residents remain safely in their homes by funding essential accessibility modifications such as barrier-free showers, grab bars, and ramps. Agencies like East House and DePaul Community Services offer transitional and permanent supportive housing for individuals with behavioral health needs, including those living with mental health conditions and substance use disorders. Together, the programs promote safety, independence, and long-term stability for some of the County's most vulnerable populations.

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

Youth being discharged from foster care/other institutional settings typically return to family of origin or another responsible family member/adult. When no such adult can be located, the youth is placed in a community program specifically designed to prepare youth for independent living. CoC continues to educate providers about the importance of ensuring that youth are not discharged into homelessness. Shelters are instructed to immediately contact MCDHS to report the failed discharge plan if a youth is attempting to access homeless services. Youth is then connected to a caseworker who attempts to reunite the youth with his/her family or other responsible adult and link him/her to appropriate services. If such a re-uniting is not possible, the youth is referred again to a community program that prepares youth to transition to independent living.

While every effort is made by child welfare and juvenile justice systems to prevent discharging a youth to homelessness, there are times when there are no family options. Foster care and juvenile justice case workers will reach out to the county's runaway and homeless youth provider, The Center for Youth

Services ("CFY"), to identify options and partner in transition planning. CFY assists minors running from foster care placement in reconnecting with the foster care caseworker and supports the youth in returning to a placement. When existing housing options are full or not appropriate for a homeless minor, CFY will reach out to the County's Runaway and Homeless Youth Coordinator and the regional Office of Children and Family Services for guidance/support.

Knowing that young people aging out of foster care experience higher rates of homelessness than their non-foster peers, CFY Street Outreach team builds relationships with adult shelters to identify young adults who may need additional support. CoC plays a key role in this connection through the Coordinated Entry process which allows young people in adult shelters to be directed to CFY's youth and young adult programming.

Hospitals have been encouraged to not discharge people with no available housing after hours/weekends so that they can go to MCDHS for assessment and placement into a shelter. When this is not possible or the patient leaves against medical advice, hospital social work staff are provided with information on local emergency shelters (e.g., physical layouts, staffing, hours open) so a referral is made. Hospital staff are asked to call the shelter to confirm a bed is available, any required follow-up care is communicated to shelter staff, and the patient is provided with a sufficient supply of medication. Three emergency shelters (30 beds) have beds dedicated for persons who are being discharged from hospitals due to health or mental health, who are homeless which provide support through the use of peers and Health Home Care Managers to transition and stabilize in PH.

Inpatient facilities licensed/operated by NYS OMH and NYS OASAS are encouraged to refer individuals to housing consistent with the level of care required by the patient and not discharge patients until a comprehensive discharge plan is in place. Prior to discharge, individuals in need of supervised housing, and who agree to a referral are referred to the County Single Point of Access (SPOA). SPOA facilitates housing assistance for eligible individuals and connects persons to mental health care coordination services.

Cont. from Including the elderly, frail elderly section

The housing needs of the disabled, those living with a mental health condition, those suffering from substance abuse, and the dually diagnosed vary widely depending upon the extent of the disability and individual needs and preferences. Whereas the physically disabled may only require structural modifications for accessibility, persons with developmental disabilities, severe mental illness, alcohol and/or drug addiction, or the dually diagnosed often require housing with more intensive supportive services.

Persons with disabilities (mental, physical, developmental) and victims of substance abuse often have supportive housing needs including access to essential services including healthcare, treatment, and counseling services.

Although Monroe County does not receive Housing Opportunities for People with AIDS (HOPWA) funds directly, HOPWA funds are set aside at the State level for counties to share. Area agencies compete for these funds on an annual basis.

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

Monroe county has a network of programs and partnerships to support individuals returning from mental and physical health institutions into stable housing. The programs are designed to help place individuals in safe housing and receive services available for long-term recovery and stability. Supportive housing options are available through organizations such as East House, DePaul Community Services, Ibero-American Action League and other organizations, that provide assistance, case management and rehabilitative housing to individuals with behavioral health needs. The services are accessed through the Single Point of Access (SPOA) system managed by Monroe County Office of Health.

Key agencies helping with housing support for individuals returning from institutions include:

- East House: a nonprofit that provides services for individuals facing mental health challenges and substance use. The housing options provided are community residence with 24/7 staff support, apartment programs for persons transitioning into independent living, and Affinity place which is peer operated housing option for individuals experiencing mental health crisis.
- Ibero-American Action League: provides rental assistance to individuals from Latino and other underserved communities with mental illness and other medical needs. They also provide bilingual care management to provide health services in their preferred language.
- DePaul Community Services: provides multiple housing services for individuals who require mental health support. DePaul integrates mental health services into their housing programs to help maintain treatment and develop life skills. The housing options include community residence with 24 hour staff and apartment programs with regular visits from case managers for independent living .
- YMCA: provides housing to individuals and families affected by trauma and addiction through their SWIFT program through pathways such as Permanent Supportive Housing and Rapid Rehousing program. Permanent Supportive Housing provides rental assistance for individuals and families with mental and physical disabilities with monthly counselling and community integration support.
- SPOA, Monroe County is the central hub for connecting individuals with the right housing and mental health support options. The SPOA works closely with providers to assess individuals' needs and connect them with the most appropriate housing program.

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

Monroe County has established programs and partnerships to help address housing and supportive service needs for non-homeless individuals. These include Monroe County's housing rehabilitation

program, which provides funding for homeowners to make necessary repairs to their homes in order to ensure they are safe living environments, and to ensure these homeowners are not at risk of becoming homeless due to high costs associated with maintaining and upgrading building systems. This program is particularly helpful for elderly individuals looking to make necessary accessibility improvements to their homes.

Additional projects Monroe County takes on include the following:

Infrastructure rehabilitation and improvement programs, which supports community development at large.

Supportive services: Monroe County partners with non-profit organizations operating in Monroe County to connect residents with empowering opportunities such as job training and placement, first time home buying programs, and more.

Agencies that aid in avoiding homelessness in Suburban Monroe County include:

- The Housing Council at PathStone, Housing Counseling Services
- Webster Community Chest
- Webster Hope
- The Center for Youth, Prevention Education Services

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

Monroe County and its partners continue to work to improve housing options and conditions for all residents, including those with special needs. Supportive service actions that are proposed to be taken during the next year include working with Lifespan of Greater Rochester Home Safe Home (fka: Safety and Security for Seniors) to provide safety and security improvement opportunities for our senior population, working with the Housing Council at PathStone to expand housing opportunities, improve housing stability, and provide homeownership training. These programs have a proven track record of successfully improving the lives of low- to moderate-income residents across the Monroe County consortium.

MA-40 Barriers to Affordable Housing - 91.410, 91.210(e)

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

Public policies at the Federal, State, County, and Local level can all have positive and negative impacts on the nature of the housing market. Policies that have the potential to increase housing inequality include the following:

While Monroe County saw a 10.5% increase in occupied housing units between 2009 and 2023, this overall growth does not necessarily reflect an adequate supply of affordable housing. Zoning regulations, code enforcement, and other local policies may limit the development or preservation of affordable units. Ensuring a sufficient and accessible housing supply for low- to moderate- income residents remains a key priority in addressing the County's current and future housing needs.

Monroe County's 2020 Analysis of Impediments to Fair Housing Choice identified housing trends impacting the availability of affordable housing. Some of these include the following:

The Rochester Metropolitan Statistical Area has an owner-occupied housing population that is growing slowly, at a rate comparable to other Upstate New York Metropolitan Statistical Areas. In Monroe County specifically, owner occupied housing units grew by 4.4% between 2009 and 2023 (From 192,577 to 201,032). The percentage of housing that is owner occupied in Monroe County has decreased from 67.3% in 2009 to 63.5% in 2023. This is reflected in a trend seen across Upstate New York Metropolitan Statistical Areas regarding the emergence of rental housing. Owner occupied housing markets in the city of Rochester and towns in Monroe County are dissimilar, with 37.2% of Rochester's, and 63.5% of Monroe County's households being owner-occupied. The number of and percentage of owner-occupied housing units in the City has decreased between 2009 and 2023 (from 35,873 [42.5%] to 34,304 [37.2%]). The number of owner-occupied housing units increased across the County during this time. Households in Monroe County are growing in diversity, with a 16.2% increase in African American households between 2009 and 2023, a 44% increase in Asian householders, and an 83.7% increase in householders who are Hispanic or Latino.

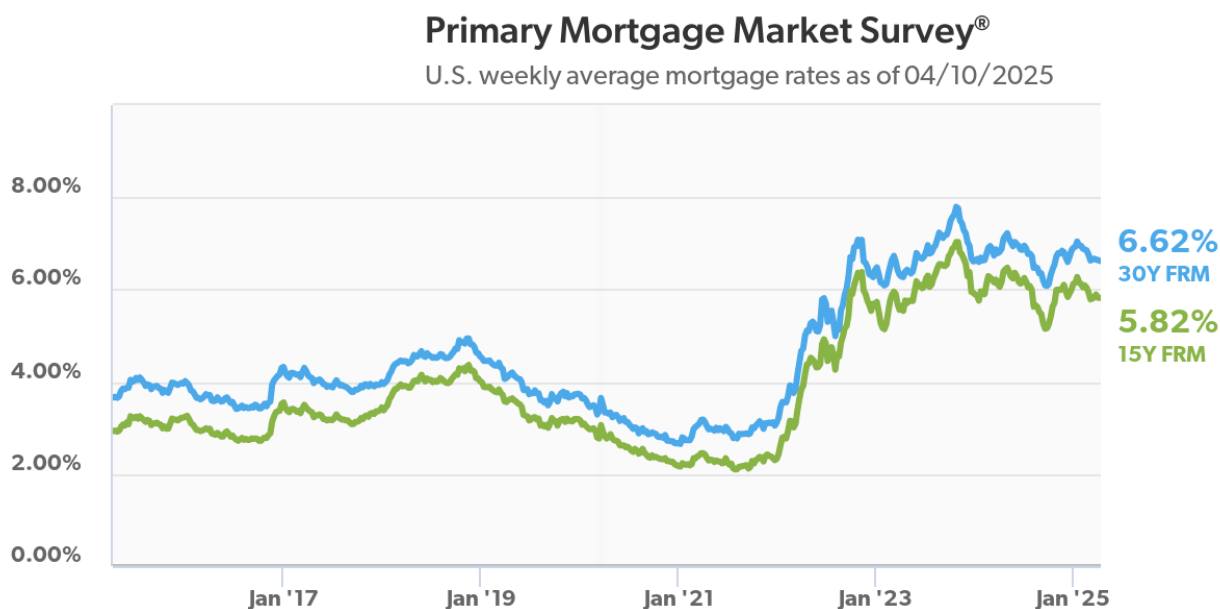
Additional demographics and trends noted in the 2020 Analysis of Impediments are as follows:

Demographic Profile

Demographic change both drives and reflects housing choice, and as such is a key component to understanding potential impediments to fair housing. Data from the last several decades shows that both Monroe County and the Rochester MSA have undergone significant demographic shifts since the 1980s, and their demographics have continued to change in recent years. In general, Monroe County and the Rochester MSA have grown increasingly diverse, with minority/non-white residents constituting a larger share of the overall population, as well as a growth in the number of speakers of a language other than English. The populations of Monroe County and the Rochester MSA have also gotten older, as the share of residents age 65+ has increased.

Rental Housing Profile

The availability of appropriate market rate rental housing is critical to sustaining and enhancing fair housing choice. Rental housing must be available in diverse locations in order to provide consumers opportunities to choose housing in neighborhoods with the amenities they desire. Because racial and ethnic minorities historically have lower incomes than white, non-Hispanic populations, a broad range of rents is an important factor in ensuring fair housing choice. Among other takeaways, this analysis found that while the rental market in the City of Rochester continues to be significantly more robust than what is found in Suburban Monroe County, the number of rent-burdened households has continued to increase in recent years, most new rental units are being constructed outside the City of Rochester, and the racial and ethnic diversity of rental households in Suburban Monroe County continues to increase.



Primary Mortgage Survey

Effects on Homeownership

Home Ownership Profile

Owner occupancy provides information relevant to people's ability to achieve homeownership. Homeownership rates are used as an important metric for assessing economic health at a personal and household level, as the willingness to commit to a 15- or 30-year mortgage generally indicates that the resident anticipates a relatively stable long-term fiscal situation. Additionally, homeownership is a major driver of intergenerational wealth transfer, with most homes appreciating value over time. This analysis found that there have not been significant changes in the homeownership rate within Monroe County, and that homeownership growth at the municipal level was largely specific to Suburban Monroe County. This is also where the majority of new home construction is occurring and where housing prices tend to

be highest.

Lending Profile

Without the ability to obtain financing at reasonable interest rates with mutually amenable terms, homeownership would be restricted to only those of substantial wealth. As such, fair lending practices are an essential element of ensuring fair housing choice and the home mortgage lending industry is subject to numerous regulations and public oversight intended to ensure equitable lending practices. This analysis found that home mortgage lending in Monroe County and the Rochester MSA demonstrated significant growth across the board as the County, MSA, and Nation recovered from the 2008 Financial Crisis and related recession. In general, borrowers increasingly opted for conventional financing over Federal Housing Administration backed loans, likely due to an extremely low interest rate environment.

Private Equity

One growing area of concern in Monroe County is the growing influence of private equity ownership of housing stock. Private equity firms typically seek to generate high returns (at least 15%) for their investors over a short timeline. This model requires them to maximize revenue while minimizing input costs, including deferring maintenance, cutting regulatory corners, and raising rents. This ownership model impacts millions of Americans, and an increasing number of properties in Monroe County. While the impacts are felt, trends are difficult to measure due to corporate tactics such as shell corporations and low transparency. Historically, private equity has been able to take advantage of tax advantages, federally-backed mortgages and REO-to-rental packages that are out of reach for other entities. The impacts on the rental market, in particular, have been to drive up rents beyond the national average and to limit the availability of housing stock to homebuyers with limited liquidity. This is not expected to improve at the federal level, however, state and local policies have begun the process of attempting to dismantle the growing problem.

MA-45 Non-Housing Community Development Assets - 91.410, 91.210(f)

Introduction

This section provides an overview of the economic landscape of Monroe County which includes workforce characteristics, employment sectors, educational attainment and infrastructure capacity. The county benefits from a diverse labor force with active workforce training programs. Ongoing investments support job growth, business expansion, and long-term economic strength which are key to promoting opportunity and supporting community development goals.

Economic Development Market Analysis

Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	654	546	0	0	0
Arts, Entertainment, Accommodations	16,573	20,490	11	12	1
Construction	6,893	7,234	4	4	0
Education and Health Care Services	41,815	37,484	27	22	-5
Finance, Insurance, and Real Estate	9,825	11,268	6	7	1
Information	3,361	3,611	2	2	0
Manufacturing	20,372	19,978	13	12	-1
Other Services	6,165	6,637	4	4	0
Professional, Scientific, Management Services	17,941	22,739	12	14	2
Public Administration	0	0	0	0	0
Retail Trade	19,620	24,889	13	15	2
Transportation and Warehousing	3,560	3,847	2	2	0
Wholesale Trade	7,037	9,469	5	6	1
Total	153,816	168,192	--	--	--

Table 42 - Business Activity

Data Source: 2016-2020 ACS (Workers), 2020 Longitudinal Employer-Household Dynamics (Jobs)

Economic Development Market Analysis

The Business Activity table contains data regarding the number of workers compared to the number of jobs in various sectors within the Monroe County service area. The largest percentage of jobs in the Monroe County service area is in the Education and Health Care Services area, with 25% of all workers, and 20% of all jobs.

According to this table, there are 8.5% more jobs than workers. There are 11.5% more workers than jobs in Health and Education. There are 22% more people in the civilian labor force than jobs located in Monroe county, and 17.6% more employed people than jobs in Monroe County

Labor Force

Total Population in the Civilian Labor Force	205,743
Civilian Employed Population 16 years and over	197,795
Unemployment Rate	3.87
Unemployment Rate for Ages 16-24	13.68
Unemployment Rate for Ages 25-65	2.08

Table 43 - Labor Force

Data Source: 2016-2020 ACS

Labor Force Table Analysis

The unemployment rate in Monroe County has declined between 2019 and 2023 by 6.2%, and sits at a “healthy” 5.1% in the most recent survey year (2023). An unemployment rate of about 4% - 6% is considered “healthy”. Lower rates are seen as inflationary due to the upward pressure on salaries; higher rates threaten a decrease in consumer spending.

Occupations by Sector	Number of People
Management, business and financial	66,419
Farming, fisheries and forestry occupations	6,523
Service	15,498
Sales and office	41,555
Construction, extraction, maintenance and repair	9,888
Production, transportation and material moving	8,239

Table 44 – Occupations by Sector

Data Source: 2016-2020 ACS

Occupation by Sector Analysis

The data regarding occupations by employment sector in the Monroe County Service Area lists financial, business and management jobs as having the highest number of people working these jobs. Between 2015 (the previous Consolidated Plan’s data range) and 2020, the total number of individuals in the management, business and financial sector increased by 11%, while Farming, Fisheries and Forestry occupations decreased by 13%, service industry jobs decreased by 11%, Sales and Office jobs decreased by 12%, construction jobs decreased by 15%, and production / transportation jobs decreased by 6%. This indicates a shift toward management and office jobs in Monroe County’s service area.

Travel Time

Travel Time	Number	Percentage
< 30 Minutes	140,966	79%
30-59 Minutes	33,151	19%
60 or More Minutes	4,035	2%
Total	178,152	100%

Table 45 - Travel Time

Data Source: 2016-2020 ACS

Travel Time Analysis

The amount of time it takes to get to work has an impact on the types of living situations people are able to obtain. The National Institute of Health has studied the correlation between the length of commute and the quality of life of workers. It finds that the longer the commute time workers use, the lower satisfaction with work and life they have; the long commute also causes health damage, affecting physical health and causing inactivity. However, better public transportation infrastructure can decrease commuting time, especially the construction of dedicated commuter corridors/routes.

In the case of Suburban Monroe County, only 2% of workers spend 60 or more minutes commuting, and 79% of workers have less than a 30-minute commute to work, which is slightly less than the previous five-year plan cycle at 80%.

Education:

Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	4,295	310	3,193
High school graduate (includes equivalency)	25,345	723	8,319
Some college or Associate's degree	43,909	1,424	10,049
Bachelor's degree or higher	86,570	1,679	12,059

Table 46 - Educational Attainment by Employment Status

Data Source: 2016-2020 ACS

Education Attainment Employment Analysis

Education attainment has a direct impact on improved job opportunities, which result in lifting families out of poverty, in addition to increasing productivity and innovation among residents. Higher education attainment levels have positive impacts on community development.

In Suburban Monroe County, more than 54% of the civilian employed population holds a bachelor's degree or higher, which represents an increase of 4% from the previous five-year plan cycle. Individuals with less than a high school diploma represent 3% of the total civilian workforce.

Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	274	285	684	1,472	2,559
9th to 12th grade, no diploma	2,000	1,308	1,212	2,862	3,620
High school graduate, GED, or alternative	9,734	6,739	5,652	21,980	19,408
Some college, no degree	17,922	7,851	6,243	15,565	12,105
Associate's degree	2,205	5,152	4,978	15,663	6,592
Bachelor's degree	5,519	14,709	12,389	26,730	14,910
Graduate or professional degree	771	9,669	12,330	24,570	15,300

Table 47 - Educational Attainment by Age

Data Source: 2016-2020 ACS

Education Attainment By Age										
Education Attainment	18–24 yrs	% 18 - 24 yrs	25–34 yrs	% 25 - 34 yrs	35–44 yrs	% 35 - 44 yrs	45–65 yrs	% 45 - 65 yrs	65+ yrs	% 65+ yrs
Less than 9th grade	274	1%	285	1%	684	2%	1,472	1%	2,559	3%
9th to 12th grade, no diploma	2,000	5%	1,308	3%	1,212	3%	2,862	3%	3,620	5%
High school graduate, GED, or alternative	9,734	25%	6,739	15%	5,652	13%	21,980	20%	19,408	26%
Some college, no degree	17,922	47%	7,851	17%	6,243	14%	15,565	14%	12,105	16%
Associate's degree	2,205	6%	5,152	11%	4,978	11%	15,663	14%	6,592	9%
Bachelor's degree	5,519	14%	14,709	32%	12,389	28%	26,730	25%	14,910	20%

Education Attainment by Age Percentage

Education Attainment by Age Analysis

When education is analyzed by population age in the Monroe County Service Area, education attainment rises among individuals between 25 and 65 years of age. A lower percentage of individuals with college degrees at the 18-24 year age level is presumed to be due in part to the fact that 47% of individuals at this age level are seeking college or graduate degrees during this time. Data displayed in table 44 also illustrates the fact that over time, Monroe County residents are becoming more educated, with a lower percentage of residents having less than a high school diploma among younger individuals and a higher percentage among individuals over the age of 65.

Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	23,033
High school graduate (includes equivalency)	31,030
Some college or Associate's degree	37,101
Bachelor's degree	54,234
Graduate or professional degree	66,863

Table 48 – Median Earnings in the Past 12 Months

Alternate Data Source Name:

American Community Survey 2016-2020 Estimate

Data Source Comments:

Source: U.S. Census Bureau, 2016-2020 American Community Survey 5-Year Estimates. These figures include the entire county, including the City of Rochester. Earnings are adjusted for inflation to US 2023 dollars.

Education Attainment by Income Analysis

Based on the education attainment by median earnings in the past 12 months table, it is clear that more education increases the likelihood of a higher median income among Monroe County Service Area residents.

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

Employment sectors with the highest number of employees in Monroe County are ranked as follows:

1. Education and Health Care Services at 41,815 workers
2. Manufacturing at 20,372 workers
3. Retail Trade at 19,620 workers
4. Professional, Scientific, Management Services at 17,941 workers, and
5. Arts, Entertainment, Accommodations at 16,573 workers.

These employment sectors make up 76% of the number of workers as a whole in the Monroe County Service Area.

Describe the workforce and infrastructure needs of the business community:

With education, health care, manufacturing, retail trade, scientific, and accommodations as major employment sectors in Monroe County, a need for high quality education opportunities to ensure these employment sectors have adequate workforce moving forward. Other economic development needs include the following:

Infrastructure: Ensuring employment sectors have access to adequate water, sewer, electric, internet and transportation infrastructure.

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

Several transformative projects—spanning the healthcare, manufacturing, e-commerce, and infrastructure sectors—are currently reshaping the economic landscape of Monroe County and the broader Greater Rochester region, with significant implications for workforce development, business growth, and infrastructure planning.

Foremost among these is the University of Rochester Medical Center’s \$650 million expansion of Strong Memorial Hospital, which includes a new Emergency Department and a nine-story patient tower. This investment, the largest in the University’s history, addresses surging regional demand for emergency and inpatient care and will generate hundreds of new healthcare jobs, further solidifying the healthcare sector’s role as the region’s top employer. The scale of the project underscores growing needs for a pipeline of skilled healthcare professionals and supporting occupations, which will require robust training partnerships and expanded workforce development programming.

In the Town of Webster, construction is underway on a \$650 million, state-of-the-art production facility by Fairlife, a subsidiary of The Coca-Cola Company. Expected to be operational by late 2025, the project will create up to 250 high-quality manufacturing jobs and significantly boost the local dairy supply chain. This major agribusiness investment has already catalyzed related infrastructure improvements and will require a coordinated workforce response to support hiring and long-term retention in skilled trades, advanced manufacturing, and logistics.

Downtown Rochester is undergoing a major reconfiguration through the Inner Loop North transformation, a generational investment in infrastructure, placemaking, and economic equity. By replacing a divisive expressway with a restored urban street grid, new housing, and accessible public space, the project is intended to stimulate inclusive development, attract private investment, and connect historically marginalized neighborhoods to opportunity. This undertaking will demand both long-term business support for adjacent commercial corridors and local hiring and training strategies that align with the project’s equity goals.

The Amazon ROC1 distribution center in the Town of Gates, which opened in 2021, now employs more than 1,200 full-time equivalent workers and ranks among the country’s largest recent new construction

projects. It has expanded the region's logistics and fulfillment economy and driven increased demand for labor in warehousing, transportation, and facilities operations—highlighting the need for scalable workforce programs tailored to these sectors.

In addition to these anchor developments, the County of Monroe Industrial Development Agency (COMIDA) has facilitated 216 private-sector projects since 2020, yielding over \$4.3 billion in capital investment, 5,829 new jobs, and 6,843 retained jobs. These projects span industries from manufacturing to tech to life sciences and reflect a broad-based economic resurgence across the county.

Taken together, these initiatives illustrate a dynamic period of growth that will require sustained public-private collaboration in workforce training, infrastructure modernization, and business development to ensure equitable and inclusive prosperity.

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

Across Monroe County, there is no shortage of highly skilled and educated members of the workforce. The institutions of higher education, including Monroe Community College, University of Rochester, Rochester Institute of Technology, Nazareth University, St. John Fisher University, SUNY Brockport and Roberts Wesleyan University provide high quality education opportunities to support a skilled workforce.

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

Monroe County is home to a highly skilled and diverse workforce, supported by a network of nationally recognized colleges, universities, and trade schools. To build on this strength, Monroe County leverages a variety of tools and partnerships to advance workforce development as a core component of economic growth and equity. These efforts directly support the County's Consolidated Plan by fostering inclusive opportunity, reducing unemployment and underemployment, and strengthening pathways to economic self-sufficiency for all residents.

One of the most impactful initiatives is the Workforce Development Fund launched in 2022 by the County of Monroe Industrial Development Agency (COMIDA). This groundbreaking initiative dedicates a portion of COMIDA revenues to workforce training and career advancement. To date, nearly \$7 million has been invested in 16 innovative programs, providing training and credentialing opportunities to more than 4,000 local jobseekers. These include the TRACS program, which builds a diverse talent pipeline into the unionized trades; the Young Adult Manufacturing and Training Employment Program, which targets youth employment in high-demand sectors; and RETAIN, a graduate retention initiative that connects recent college graduates with careers in the local economy.

In addition, COMIDA has forged a \$1.5 million partnership with Monroe Community College (MCC) to launch Mpower, a comprehensive training initiative that equips participants with in-demand skills aligned with employer needs. These programs help Monroe County residents gain credentials that lead to living-wage jobs in healthcare, manufacturing, construction, IT, and other priority industries.

The County also works closely with RochesterWorks, the region's designated Workforce Investment Board, which offers free, accessible career services to all jobseekers—from resume support and job matching to targeted training and career navigation. These services are complemented by community-based programs supported by COMIDA, including SEIU healthcare training, entrepreneurship assistance for home-based childcare providers, and counseling and placement support for those entering or reentering the workforce.

Through these coordinated efforts—with community colleges, organized labor, private employers, and public agencies—Monroe County is not only addressing immediate workforce needs, but also building a resilient and inclusive labor market that advances the goals of the Consolidated Plan: economic opportunity, upward mobility, and shared prosperity for all.

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

Yes

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

From the Genesee/Finger Lakes Regional Planning Council (G/FLRPC) [2021-2025 Comprehensive Economic Development Strategy](#) -

Monroe County's Economic Development team uses job creation, retention and expansion programs for existing businesses, as well as programs which provide attraction incentives and support services for start-up businesses and firms seeking relocation. A particular focus has been placed on the growth and attraction of the following sectors: high technology manufacturing, including optics and imaging; biotechnology; alternative energy and fuel cells; business information services; food and beverage manufacturing; and telecommunications.

Monroe County has utilized community development funding to support job training and creation programs as part of this initiative.

Small business growth and expansion is recognized as the major source of new job creation and several economic development programs are made available to assist these firms. Monroe County's Economic Development division and Industrial Development Agency have incentive programs to reward small and medium sized businesses for investing in equipment and creating jobs within the County. Incentives range from interest rate reductions to rebates on equipment purchases and property tax abatement.

Monroe County continues its partnership and marketing agreement with Greater Rochester Enterprise (GRE), a public/private partnership established to professionally market the Rochester Metropolitan Area and surrounding Region to business groups. Monroe County also continues to work closely with these and other economic development partners on business attraction and retention efforts within the County.

Monroe County's institutions of higher education have continued to commit resources to expand research, technology transfer, workforce development, and to connect students from all over the world to opportunities in the Region. The Rochester Institute of Technology continues investment in sustainable systems and green research through the Center for Integrated Manufacturing and Golisano Institute for Sustainability. The University of Rochester has increased investment into the University's medical research arm bringing in additional faculty and researchers. Monroe Community College and the Agriculture and Life Sciences Institute continue to play a leading role in agricultural economic development. These investments and numerous others that are currently in the planning or development stages are key components for the Region's future economic successes.

Discussion

Monroe County continues investment in the wastewater, transportation and telecommunications infrastructure within the County. Infrastructure investments are developed based on established priorities/needs and are implemented through the County's Capital Improvement Program in coordination with the City of Rochester and local towns and villages. The County also continues to focus on planning and development projects and policies related to housing, energy, and sustainability.

MA-50 Needs and Market Analysis Discussion

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

Based on the data analyzed, Monroe County has not identified a specific geography that would be classified as a concentration of households with multiple housing problems. Multiple housing problems are more likely to exist in municipalities with lower median income and higher poverty rates.

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

Monroe County service area municipalities bordering the City of Rochester have more diverse populations than areas further away from the city.

Areas of concentrations of lower income populations include the City of Rochester and inner ring suburbs around it, in addition to more rural communities.

“Concentration” is defined as a geographic area with a higher percentage of people living with a similar attribute than the surrounding areas.

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

Lower income individuals tend to be more densely concentrated in urban areas, which are defined as areas of higher population density, and rural areas, which are defined as areas of low / sparse population density, in terms of their proportion to the overall population. Higher income individuals tend to concentrate in non-rural, suburban areas of the County. Both rural and urban areas would benefit from additional safe, affordable housing options and public infrastructure improvements.

Are there any community assets in these areas/neighborhoods?

The areas with higher concentrations of low- or moderate-income individuals in the Monroe County consortium have community assets within them that can be built upon and invested in. This includes parks, public spaces, public infrastructure, housing, and more.

Are there other strategic opportunities in any of these areas?

Monroe County has ample opportunities for smart growth and community development. The geographic proximity to major population centers, access to multi-modal transportation, physical assets including Lake Ontario and the Erie Canal, all contribute to the unique opportunities for community development.

Geographically, Monroe County has the potential to be an attractive region for relocation. The Finger Lakes region provides ample access to fresh water, moderate climate, and a low risk of weather-related disaster. The County anticipates this will contribute to the growth of the population over time. The community needs high-quality and safe housing and infrastructure to welcome new residents. Climate haven because of Monroe County's low disaster risk, access to freshwater, make it a strong climate migration hub.

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

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

Monroe County recognizes the fact that access to high speed internet at home has become vital in promoting remote work, accessing virtual medical treatments, providing education opportunities, home automation, and more.

Monroe County has identified a critical need to expand broadband infrastructure to ensure equitable access to high-speed internet across all communities, particularly for low- and moderate-income households. Despite perceptions of adequate service, certain areas, such as the Town of Rush, are considered 100% served based on ISP data reported to the FCC. However, this data may overstate actual coverage, as it contrasts with reports of inadequate service in these regions.

The lack of reliable broadband access in these areas hinders residents' ability to participate in essential aspects of modern life, including education, healthcare, and employment opportunities. Recognizing this disparity, Monroe County has developed a "Community Access Plan and Funding Strategy for Broadband" to address these gaps and ensure that all households, regardless of income level, have access to the necessary broadband infrastructure.

Across the county, 7.2% of the population does not have internet access at home. This number increases to 11% in the city of Rochester. These percentages align with poverty rates in Monroe County. Internet access has increased dramatically between 2020 and 2023 in Monroe County, with a reduction of the number of households with no internet access at home from more than 14% to 7.2%.

While broadband access is broadly available throughout Monroe County, there remains a high percentage of households that do not have access to internet at home.

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

In Monroe County, the presence of multiple broadband Internet service providers is essential to foster competition, which can lead to improved service quality, lower prices, and increased innovation. The current landscape, where some areas are served by a single provider, limits consumer choice and can result in higher costs and subpar service.

The County's "Community Access Plan and Funding Strategy for Broadband" emphasizes the importance of encouraging multiple providers to operate within the jurisdiction. By doing so, Monroe County aims to create a more competitive market that benefits consumers through better services and pricing.

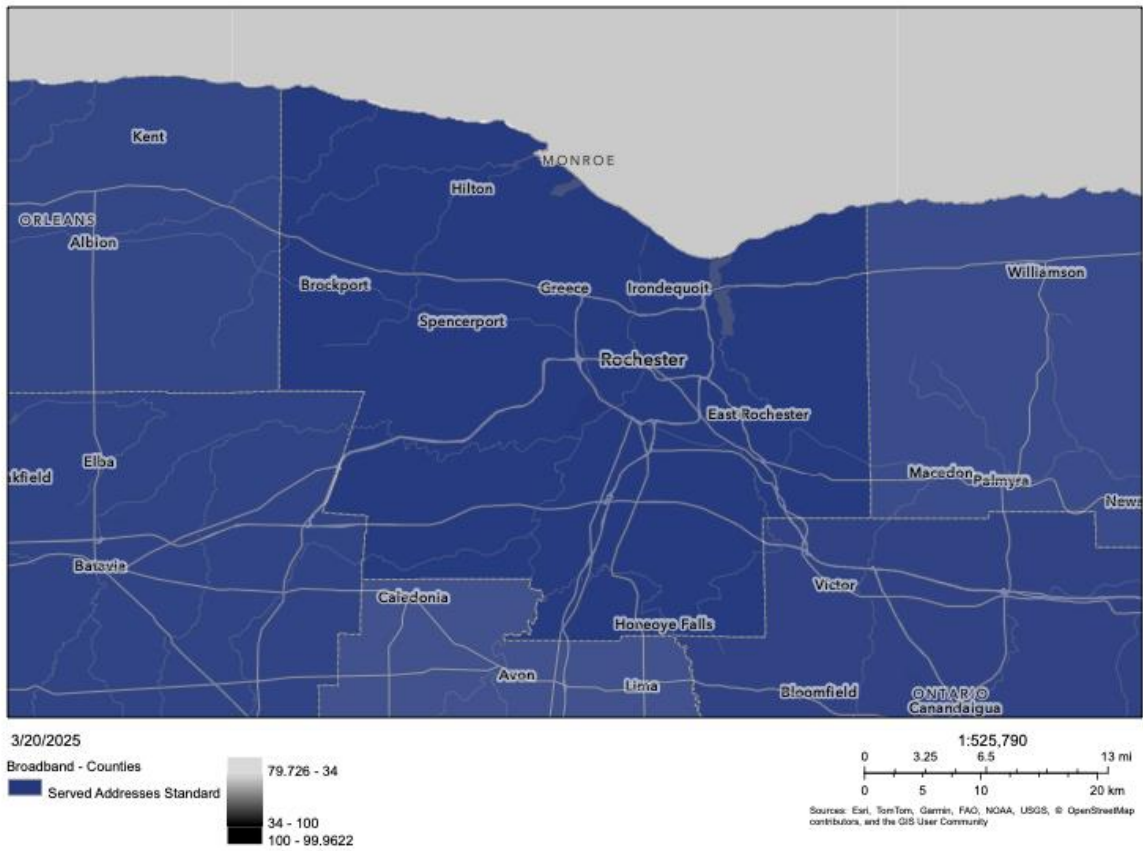
In 2023, Monroe County launched an infrastructure project to expand access to broadband internet services in rural communities and the city of Rochester. The initiative provides up to \$1.8 million to Spectrum Networks to install wire line connections for hundreds of currently unconnected rural homes and businesses and up to \$4.2 million with Community Broadband Networks – FLX to install a wireless community broadband network throughout ZIP codes 14604, 14605, 14608, 14611, 14613, 14614 and 14621 in Rochester.

Monroe County will benefit from a larger variety of high-quality Internet Service Providers operating in the service area.

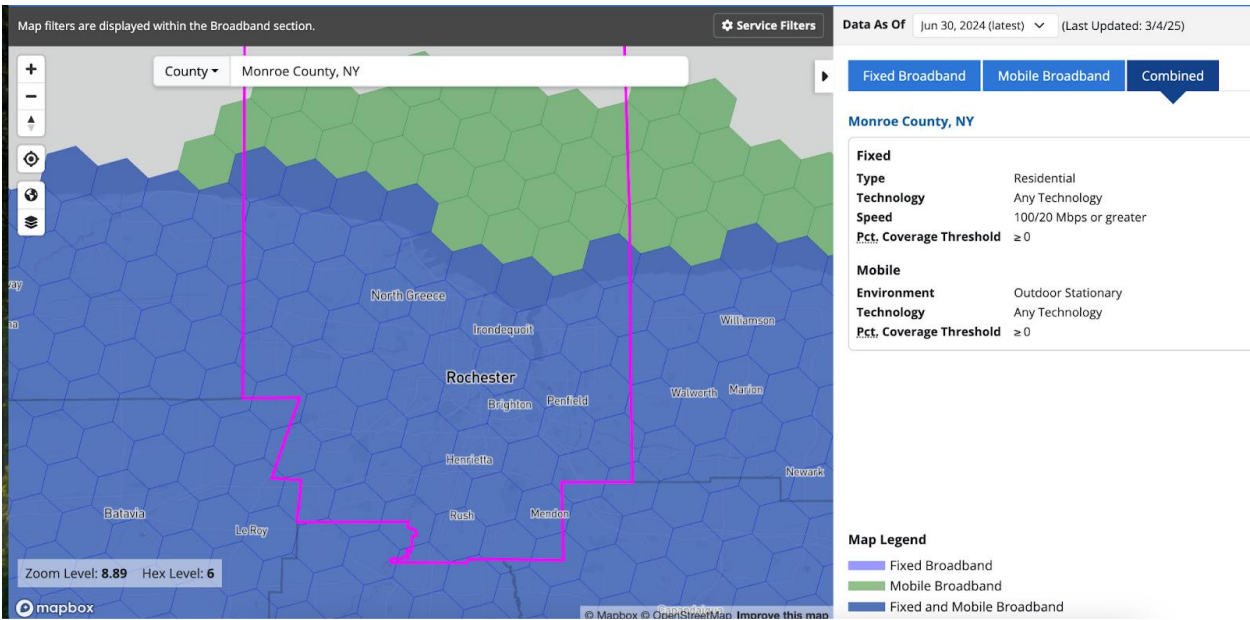
Statistics	Monroe County, New York			Rochester city, Monroe County, New York		
ACS23_5yr:B28002. Presence And Types Of Internet Subscriptions In Household						
	Estimate		Std. Error	Estimate		Std. Error
Total:	316,506		752.73	92,228		779.39
With An Internet Subscription	283,203	89.5%	1,052.73	78,317	84.9%	822.42
Dial-Up With No Other Type Of Internet Subscription	521	0.2%	98.18	176	0.2%	54.55
Broadband Of Any Type	282,682	89.3%	1,044.24	78,141	84.7%	815.15
Cellular Data Plan	260,572	82.3%	1,054.55	72,109	78.2%	858.79
Cellular Data Plan With No Other Type Of Internet Subscription	30,209	9.5%	818.18	12,811	13.9%	464.85
Broadband Such As Cable, Fiber Optic Or Dsl	247,185	78.1%	1,195.76	63,372	68.7%	840.00
Broadband Such As Cable, Fiber Optic Or Dsl With No Other Type Of Internet Subscription	20,586	6.5%	687.88	5,585	6.1%	398.79
Satellite Internet Service	11,910	3.8%	524.85	3,673	4.0%	279.39
Satellite Internet Service With No Other Type Of Internet Subscription	473	0.2%	127.88	141	0.2%	40.61
Other Service With No Other Type Of Internet Subscription	190	0.1%	50.30	35	0%	17.58
Internet Access Without A Subscription	10,666	3.4%	506.06	3,796	4.1%	287.27
No Internet Access	22,637	7.2%	652.12	10,115	11.0%	458.79

Subscription Statistics

Broadband Level of Service

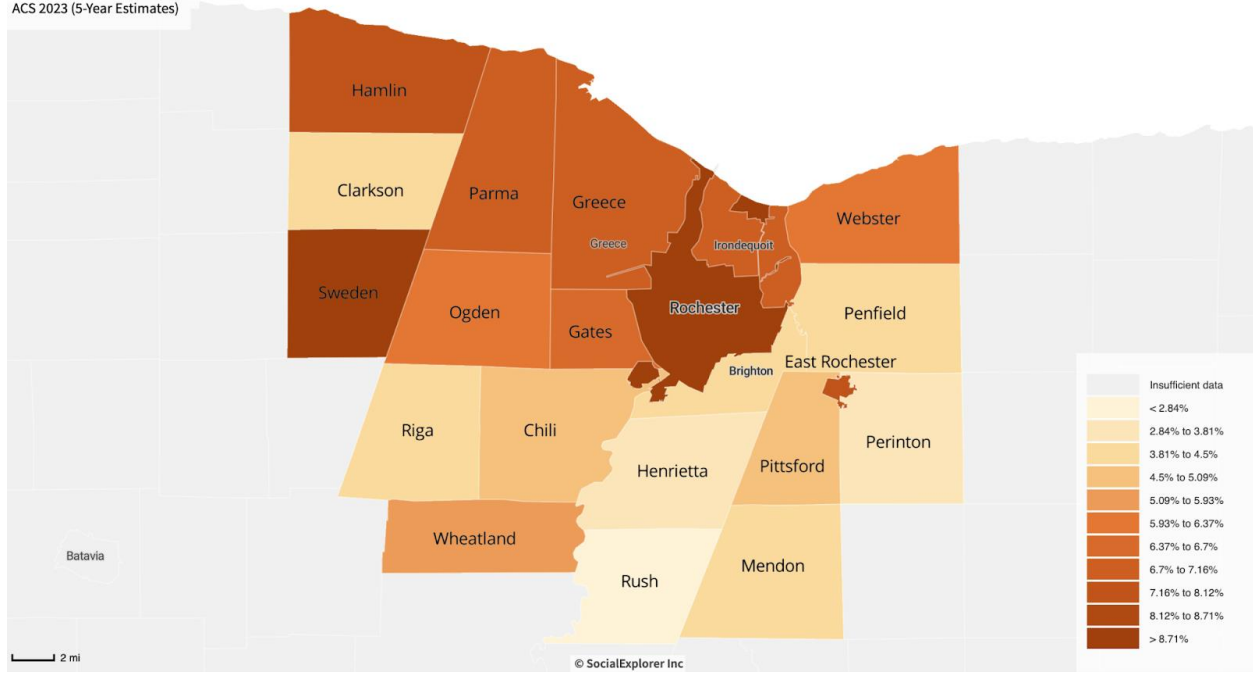


Broadband Level of Service



Broadband

Total: No Internet Access
ACS 2023 (5-Year Estimates)



No Internet Access

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

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

The 2023 Monroe County Hazard Mitigation Plan identified a total of 11 hazards of concern affecting all of Monroe County, including the following:

Drought

Earthquakes

Extreme Temperatures

Floods

Hazardous Materials

Infestations and Invasive Species

Pandemics

Severe Storms

Severe Winter Storms

Monroe County ranks these risks by utilizing FEMA's hazard mitigation planning guidance, generated by FEMA's Hazus risk assessment tool. Monroe County ranked these risks based on probability of occurrence, impact, adaptive capacity, and climate change. It then ranked these risks on a scale of High, Moderate, and Low.

Temperatures in New York State are warming, with an average rate of warming over the past century of 0.25°F per decade. Average annual temperatures are projected to increase across New York State by 2-3.4°F by the 2020's 4.1-6.8°F by the 2050's, and 5.3-10.1°F by the 2080's. By the end of the century, the greatest warming is projected to be in the northern section of the State (NYSERDA 2011 / 2014 ClimAID: The Integrated Assessment for Effective Climate Change in New York State).

Warmer temperatures and changing rainfall patterns provide an environment where floods are more likely to occur, species migration changes, and the potential for the spread of viral diseases increases. In addition, there is research suggesting that existing health-of-housing concerns will be exacerbated by climate change. As the need for weatherization increases, exposure to environmental contaminants within the home will become more problematic. Asbestos and radon, for example, may become a real concern at much lower levels than they currently are, due to houses being increasingly sealed from the outside. This, along with increased humidity could also create increased mold hazards within homes. Increased and more extreme precipitation events will increase the need for investment in infrastructure, to mitigate flooding, protect water quality and erosion mitigation. Erosion is especially a concern for communities like Hamlin, Parma and Webster, which are not only impacted by shoreline flooding and erosion along Lake Ontario, but are home to many streams, creeks and other surface water pathways that can experience localized flooding during precipitation events.

Preparing for disaster takes considerable investment, but less so than recovering. In 2019, record high water levels in Lake Ontario devastated lakeshore communities with flooding events that forced emergency road closures, degraded public infrastructure, impacted septic systems and negatively impacted the tourism industry. NYS responded with the REDI program.

New York State committed \$300 Million to the Lake Ontario Resiliency and Economic Development Initiative with the goal of mitigating and averting flooding and erosion-related disasters in Lake Ontario's lakeshore communities. This includes \$7.9 million in improvements to Town of Hamlin's Sanitary Sewer, completed in October 2023. The project included the construction of a new public wastewater collection system, connecting 290 homes along Lake Ontario to a public sanitary sewer system.

REDI also funded a project in Webster, NY to raise and realign Lake Road to ensure continued safe passage of residents and emergency responders during flooding events. The Monroe County Department of Environmental Services (MCDES) Division of Engineering also built a flood wall to prevent water intrusion from Irondequoit that would damage electrical and mechanical equipment. These projects were also completed in 2023.

These projects not only protect the health and safety of the residents, they protect HUD and Homes and Community Renewal's investment in the community by protecting the physical housing assets of the communities.

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

Low-and moderate-income populations may struggle to make ends meet in times of crisis, and may struggle to resolve housing problems associated with environmental hazards. Services must be available to these communities in the forms of emergency food systems and healthcare systems in times of need.

Strategic Plan

SP-05 Overview

Strategic Plan Overview

For the purpose of the Strategic Plan, Monroe County has established a set of program goals that will be addressed through the use of CDBG, HOME, and ESG funds during the 2025-2029 period. These are as follows:

- a) Expand the availability of affordable rental and home ownership opportunities for all low- to moderate-income (LMI) residents.
- b) Repair and conserve existing housing stock to reduce the presence of substandard living conditions in households and make housing safe and accessible to people of all ages.
- c) Improve access to and quality of public facilities to ensure all residents have access to adequate public facilities and infrastructure.
- d) Repair, conserve, and provide safe public infrastructure in lower income areas.
- e) Provide job training, job placement, and economic advancement opportunities for LMI persons and persons with special needs.
- f) Provide and expand access to essential public services, particularly those that promote home ownership, fair housing, and housing stability.
- g) Continue to provide shelter and services to the unhoused, and to maintain a sustainable, adaptable system of facilities and services.

SP-10 Geographic Priorities - 91.415, 91.215(a)(1)

Geographic Area

Table 49 - Geographic Priority Areas

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

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

5	Area Name:	Town of Hamlin
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	
6	Area Name:	Town of Henrietta
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	
	Area Name:	Town of Mendon

7	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	
8	Area Name:	Town of Ogden
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
Are there barriers to improvement in this target area?		
9	Area Name:	Town of Parma
	Area Type:	Local Target area

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

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

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

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

	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	
18	Area Name:	Town / Village of East Rochester
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	
19	Area Name:	Village of Brockport
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	

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

	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	
22	Area Name:	Village of Hilton
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	
23	Area Name:	Village of Honeoye Falls
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Comprehensive
	Other Revital Description:	
	Identify the neighborhood boundaries for this target area.	

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

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

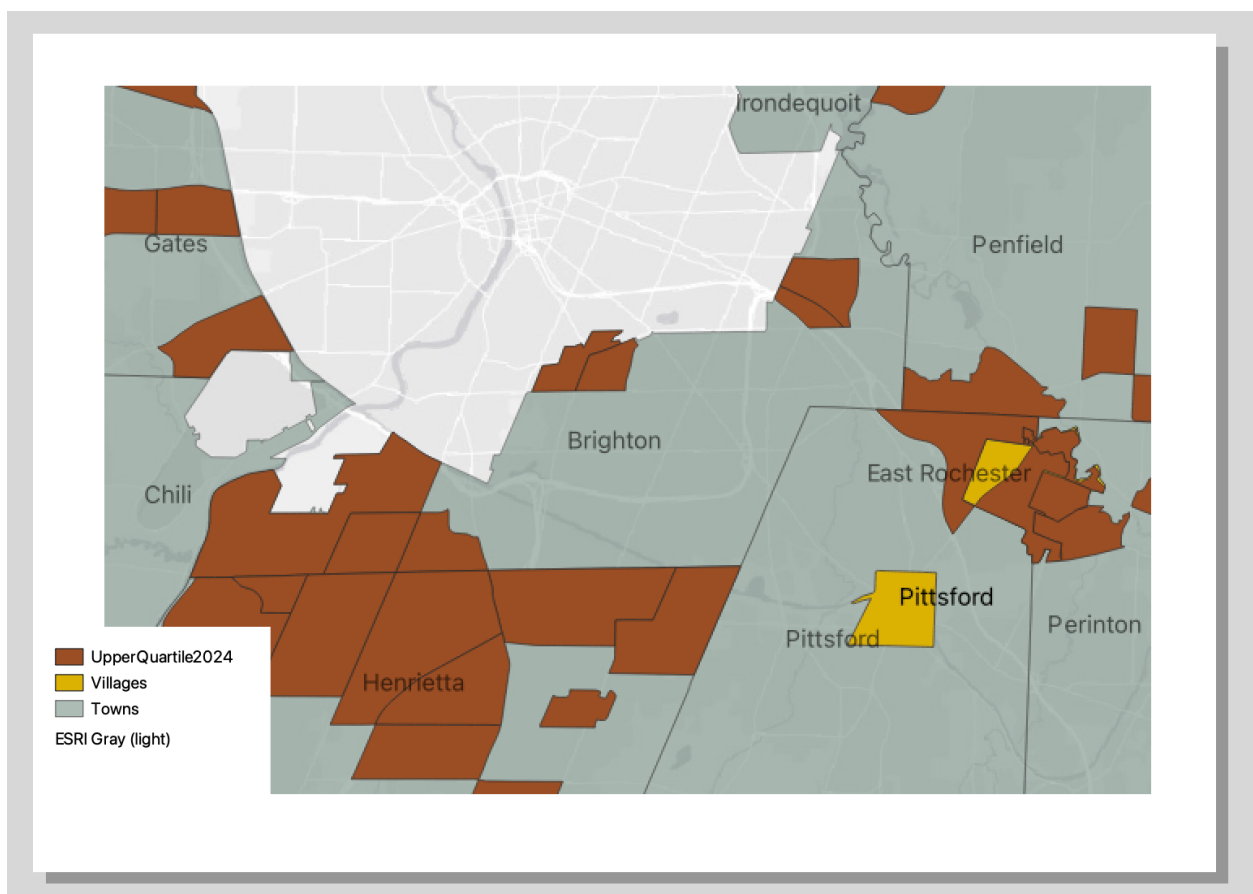
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	
28	Area Name:	Town of Greece
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Other
	Other Revital Description:	ESG and HOME Programs
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	
	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	
29	Area Name:	Town of Irondequoit
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Other
	Other Revital Description:	ESG and HOME Programs
	Identify the neighborhood boundaries for this target area.	
	Include specific housing and commercial characteristics of this target area.	
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	

	Identify the needs in this target area.	
	What are the opportunities for improvement in this target area?	
	Are there barriers to improvement in this target area?	

General Allocation Priorities

Describe the basis for allocating investments geographically within the state

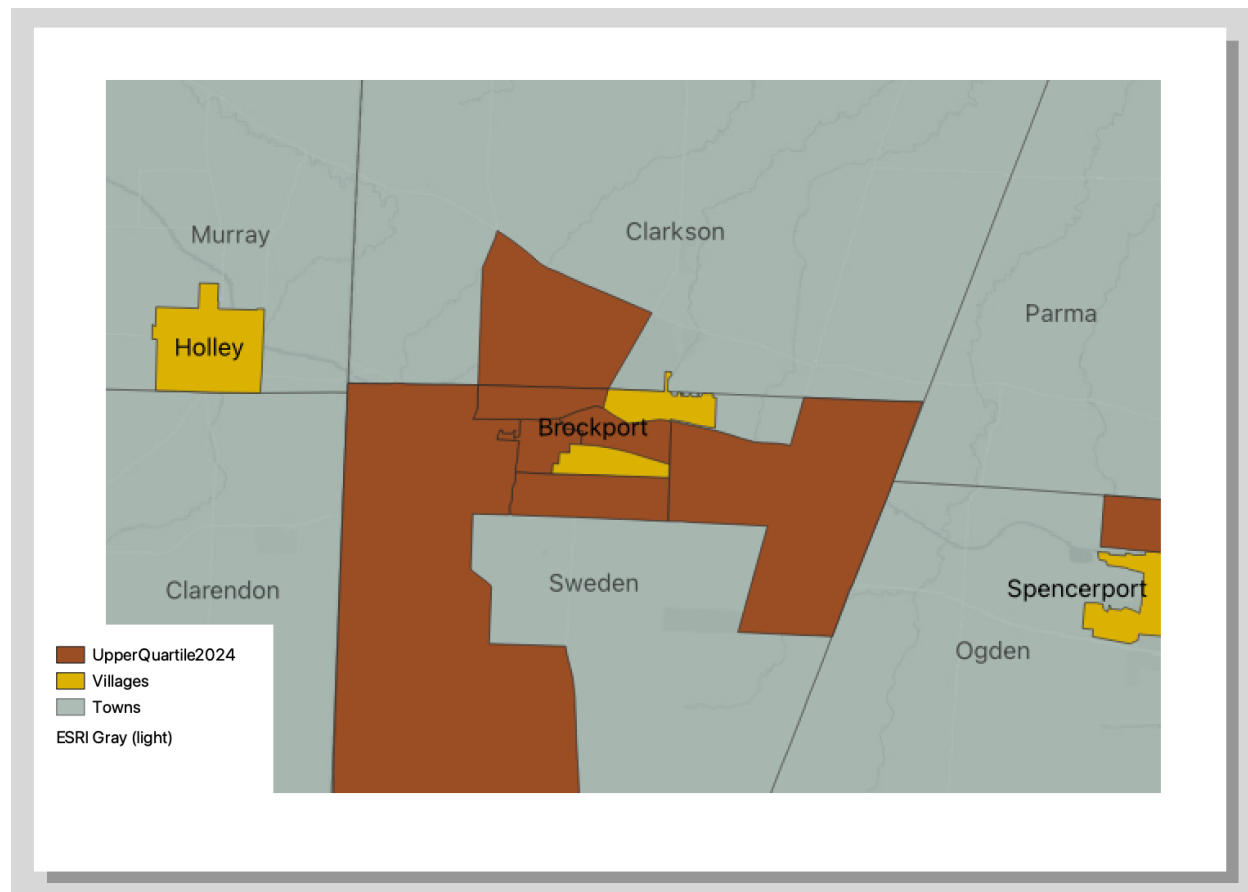
Funding is typically awarded competitively to projects that align with the Plan's priorities and objectives, and with the County's Strategic Plan. Funding also aligns with municipalities' individual strategic plans. Through the funding process, applicants present data and narratives that support the need for a project or program. The proposals are also analyzed for their alignment with the requirements of the funding source.



Town of Brighton Low Mod Area
Town of Brighton

Low - Mod Area Attributes: Portions of the area border the city of Rochester, and portions contain Monroe Community College to the Western portion of Brighton.

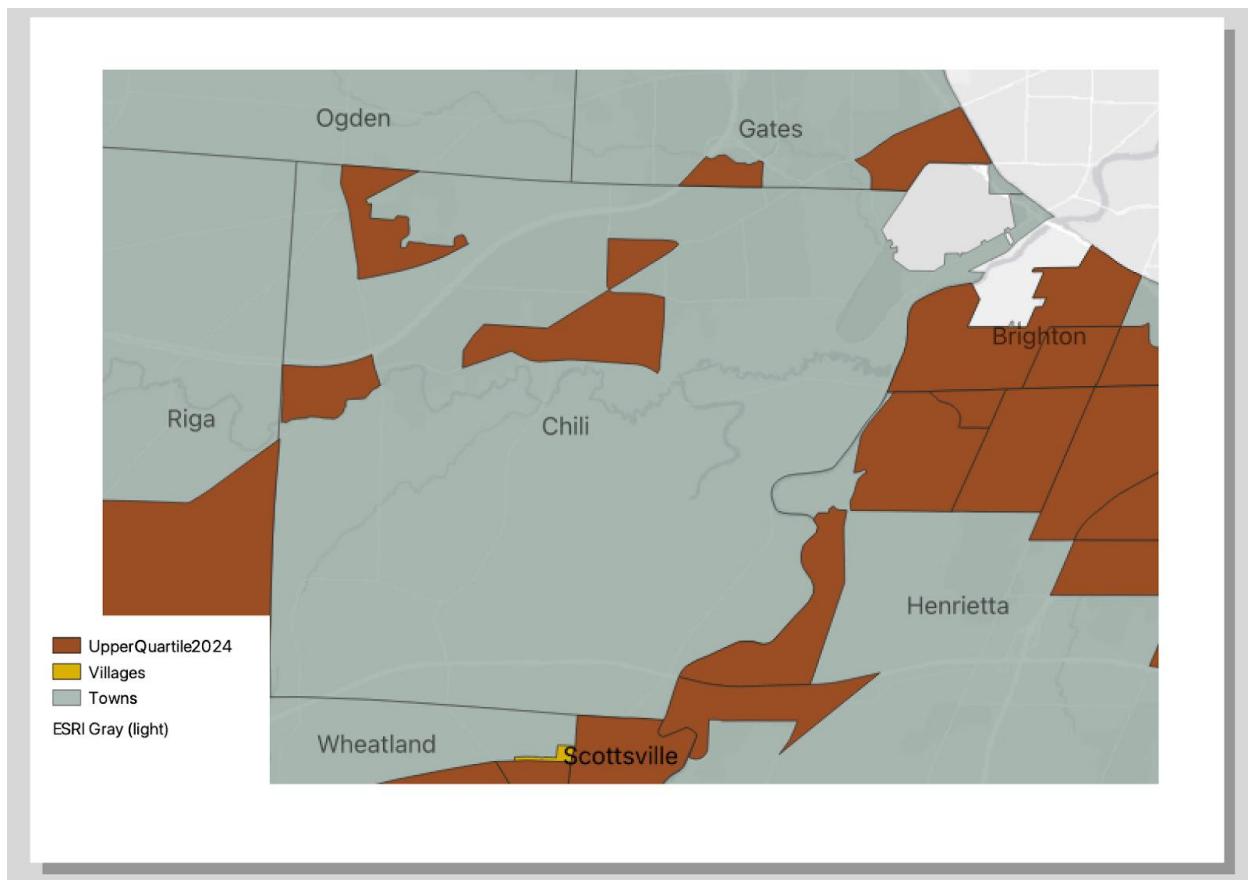
Primary Housing Need: Affordability, with an increase between 2018 and 2023 of over 15% in median home values.



Village of Brockport Low Mod Area
Village of Brockport

Low - Mod Area Attributes: The entire Western portion of the village of Brockport is a low-mod area, as is the eastern portion of the Village. This area contains SUNY Brockport and residential housing.

Primary Housing Need: Availability of affordable housing for SUNY Brockport students and recent graduates, in addition to ensuring local housing stock is safe and free of environmental hazards such as lead and asbestos. The median age of homes built in the town of Sweden, where the village of Brockport is located, is 1971.

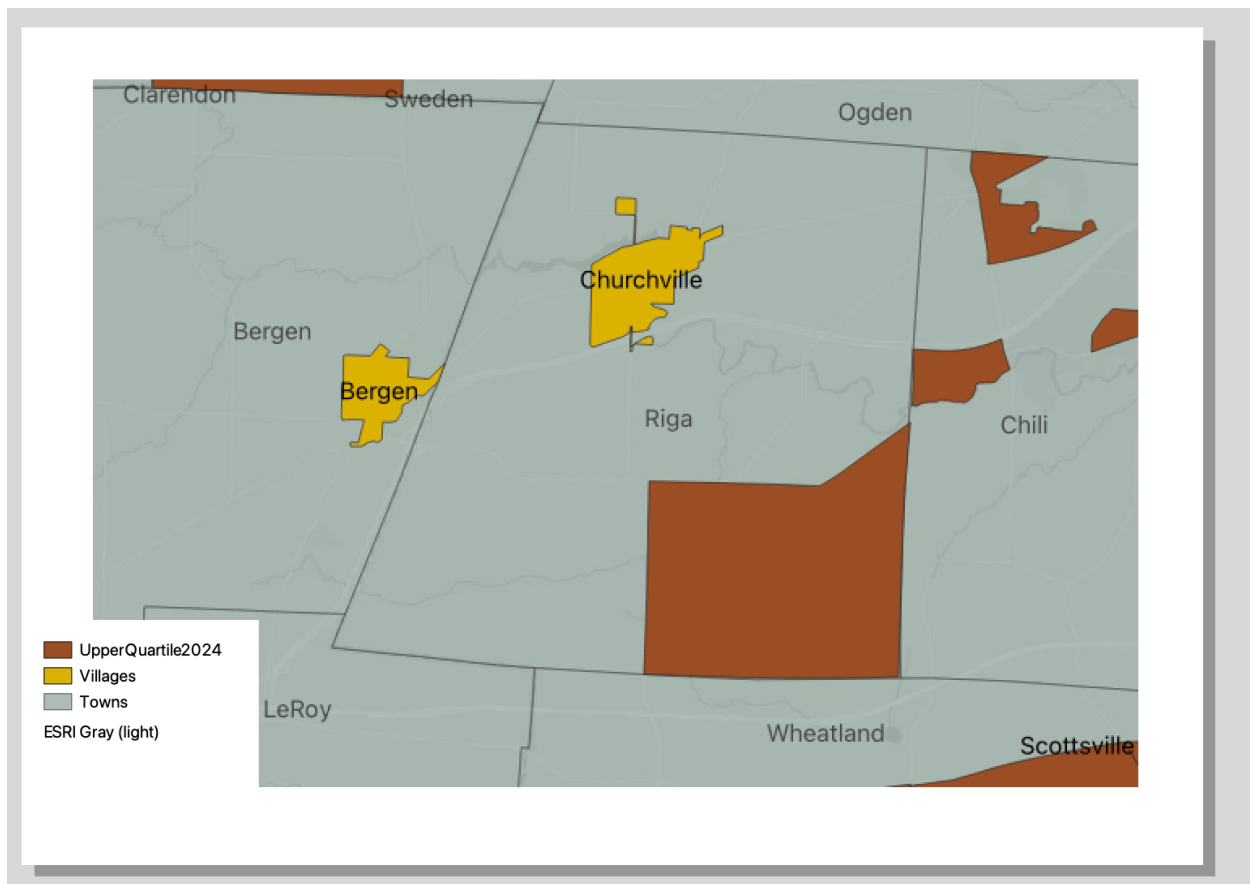


Town of Chili Low Mod Area
Town of Chili

Low - Mod Area Attributes: Low-mod areas include the areas around Roberts Wesleyan University, and suburban housing areas in central Chili.

Primary Housing Need: Ensure all households are safe, ensure affordability in low-mod areas.

Median year housing built in the town of Chili: 1977. Median housing value increase between 2018 and 2023: 28.6%.

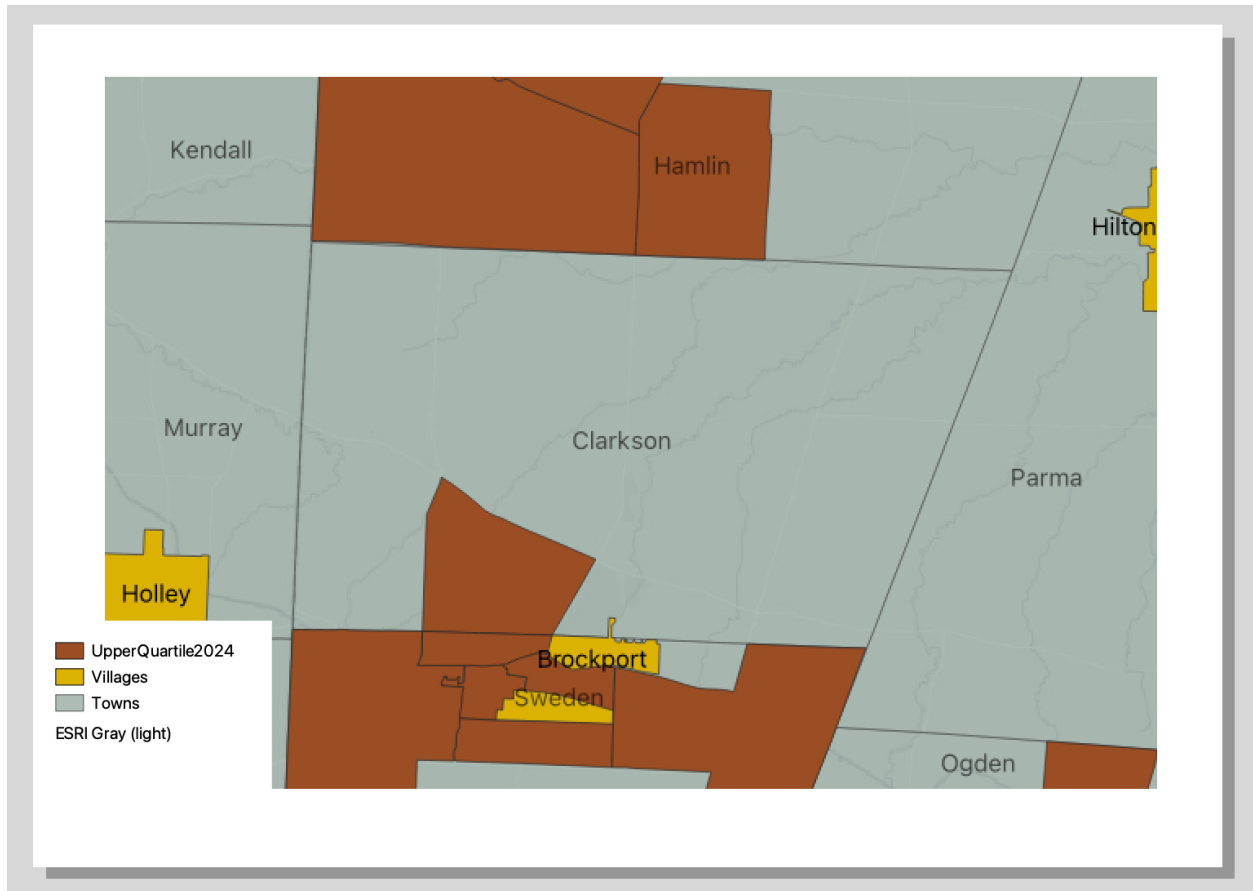


Village of Churchville Low Mod Area Village of Churchville

Low - Mod Area Attributes: While there are no low-mod areas in the village of Churchville, opportunities exist for residents in the Village to utilize home improvement and public services programs provided by Monroe County.

Primary Housing Need: Ensure all households are safe, ensure affordability in low-mod areas.

Median year housing built in Riga, where the Village of Churchville is located: 1978. Median housing value increase between 2018 and 2023: 32.6%.

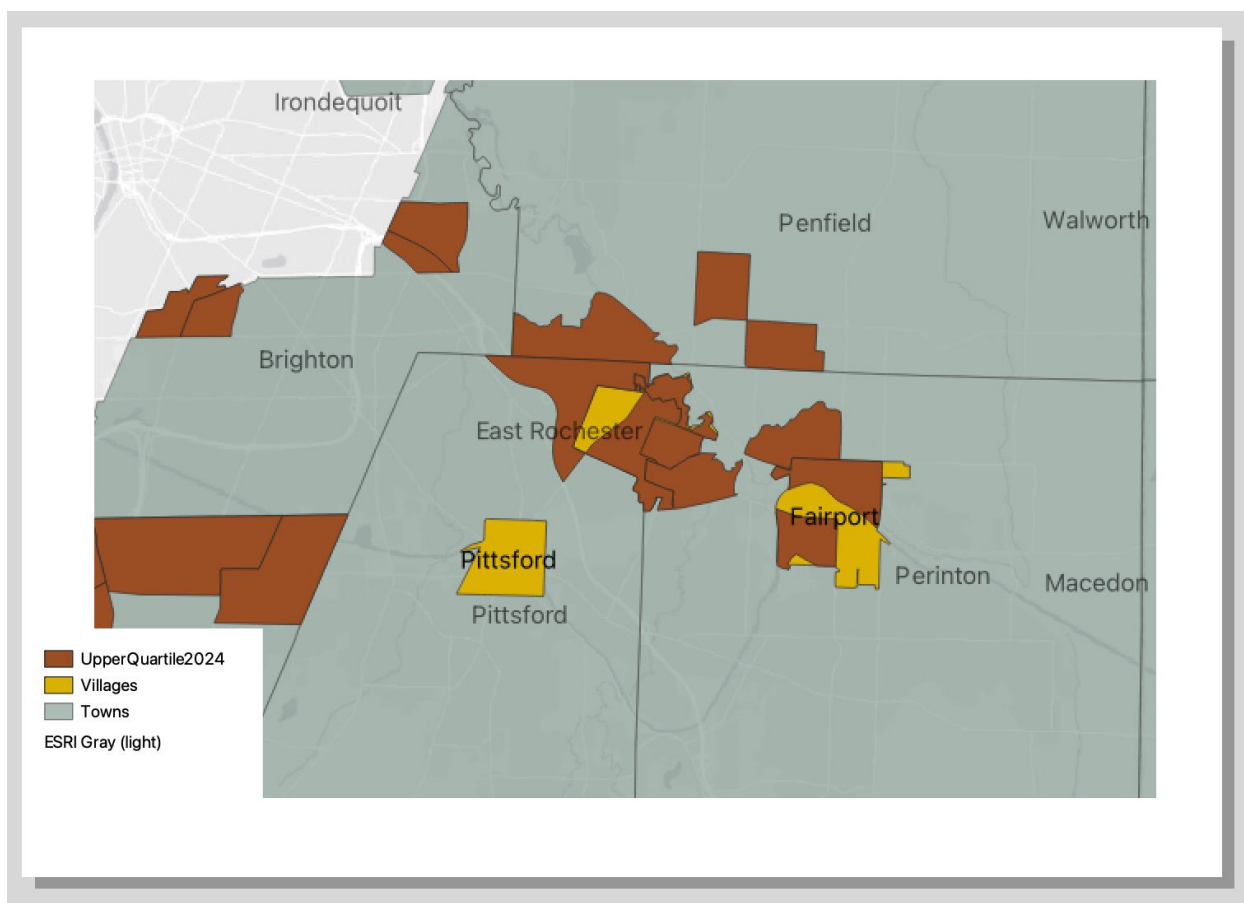


Town of Clarkson Low Mod Area
Town of Clarkson

Low - Mod Area Attributes: Low-mod area include the area bordering the Village of Brockport.

Primary Housing Need: Primary Housing Need: Ensure all households are safe, ensure affordability in low-mod areas.

Median year housing built in the town of Clarkson: 1984. Median housing value increase between 2018 and 2023: 28.1%.



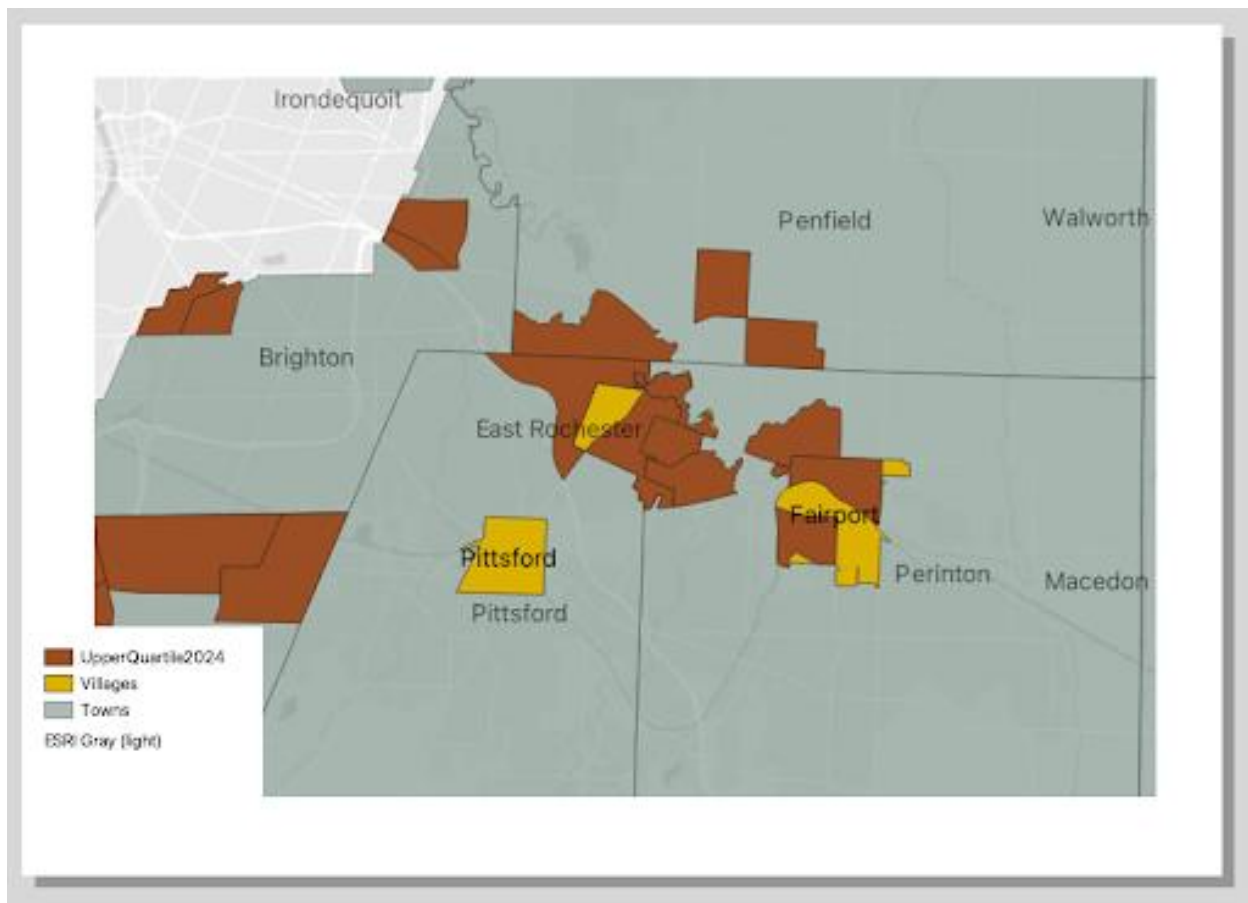
Town / Village of East Rochester Low Mod Area
Town / Village of East Rochester

Low - Mod Area Attributes: Low-mod area include most of the town/village of East Rochester. The nature of land use in these areas is primarily residential, with small portions to the South containing a commercial strip.

Primary Housing Needs: Ensure all households are safe and ensure affordability in low-mod areas.

Median year housing built in the town/village of East Rochester: 1943.

Median housing value increase between 2018 and 2023: Over 7%.



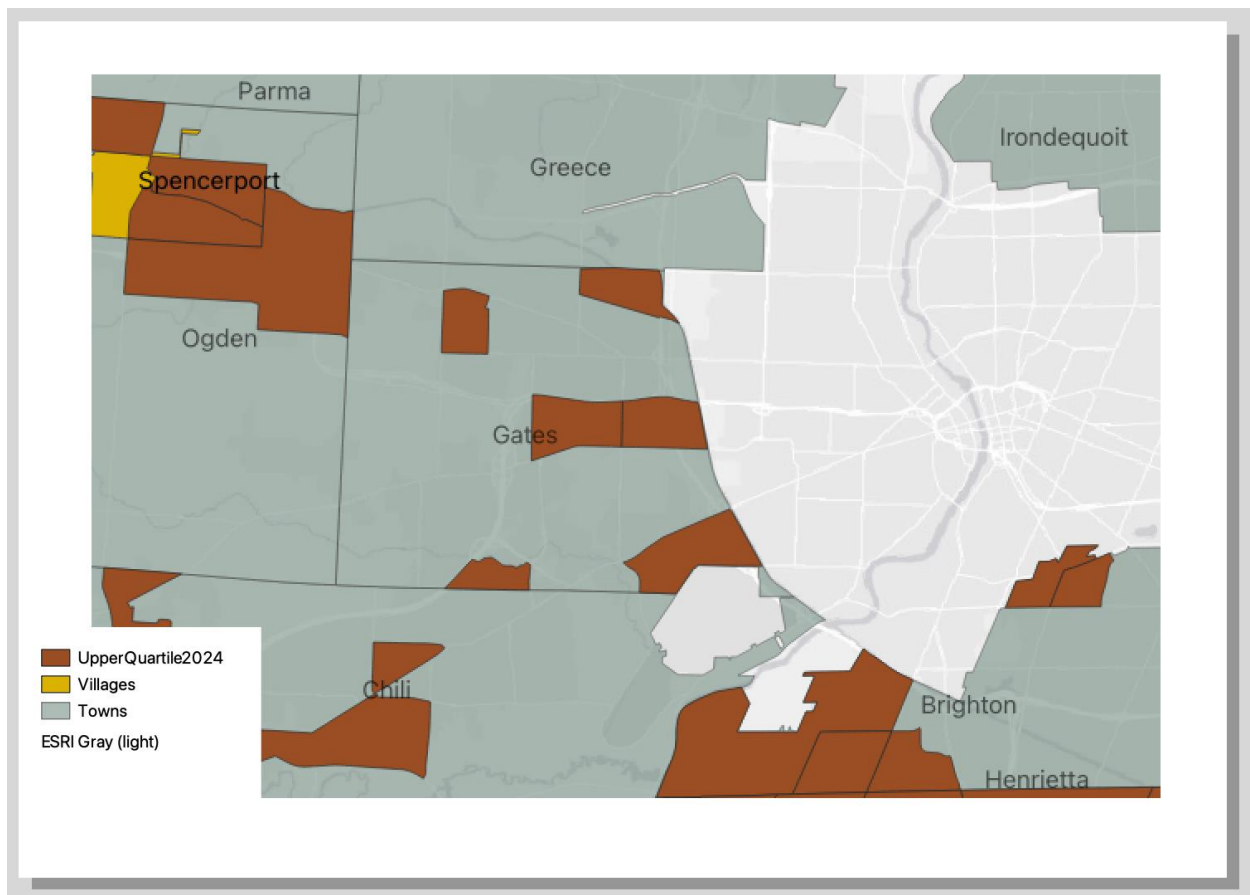
Village of Fairport Low Mod Area
Village of Fairport

Low - Mod Area Attributes: Low-mod area include the Northern half and South West corner of the village of Fairport. The nature of land use in these areas is primarily residential, with small portions to the North containing a commercial strip.

Primary Housing Needs: Ensure all households are safe and ensure affordability in low-mod areas.

Median year housing built in the town of Perinton, where the village of Fairport is located: 1977.

Median housing value increase between 2018 and 2023: Over 13.96%.



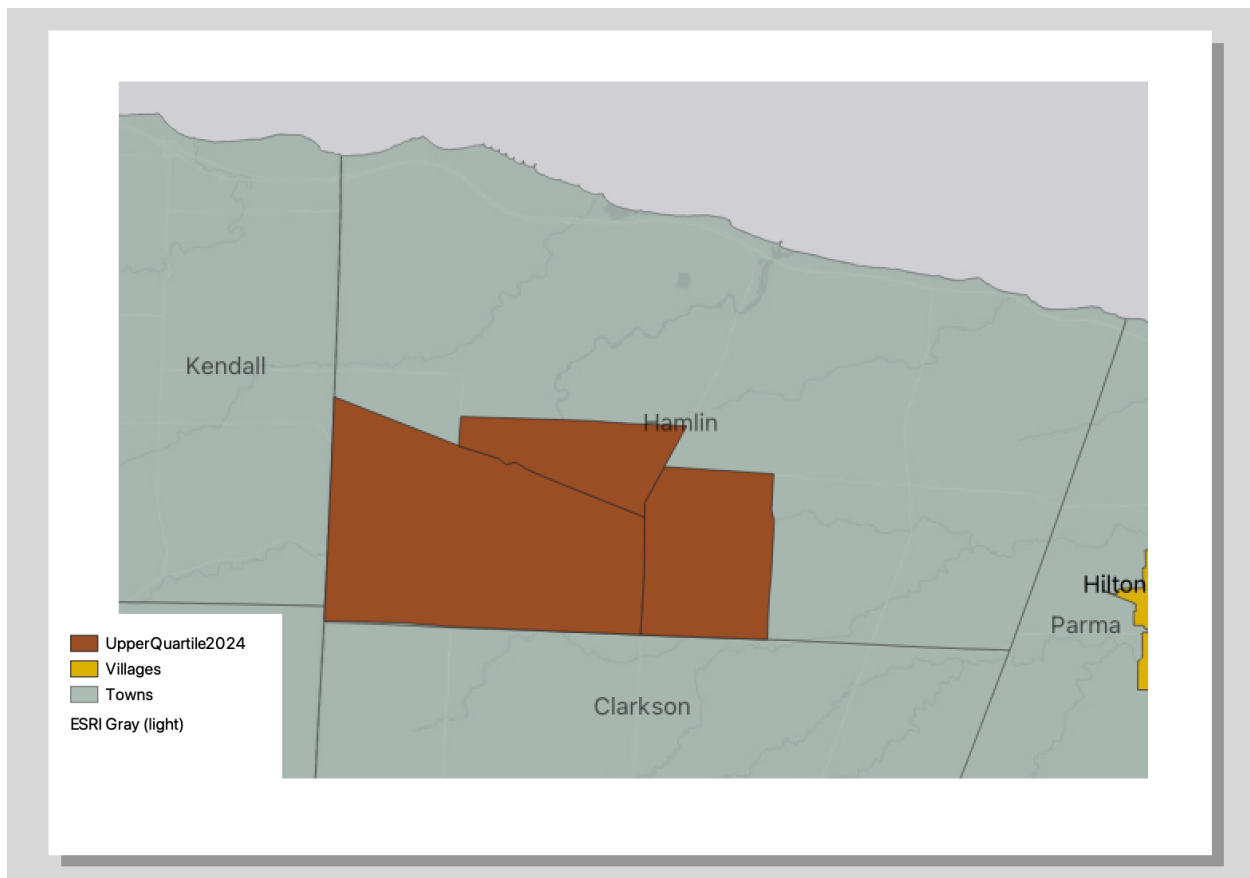
Town of Gates Low Mod Area
Town of Gates

Low - Mod Area Attributes: Low-mod area include areas bordering the city of Rochester and the Rochester International Airport. These areas are primarily residential, with small commercial strips.

Primary Housing Needs: Ensure all households are safe and ensure affordability in low-mod areas.

Median year housing built in Gates: 1970.

Median housing value increase between 2018 and 2023: Over 7.95%.



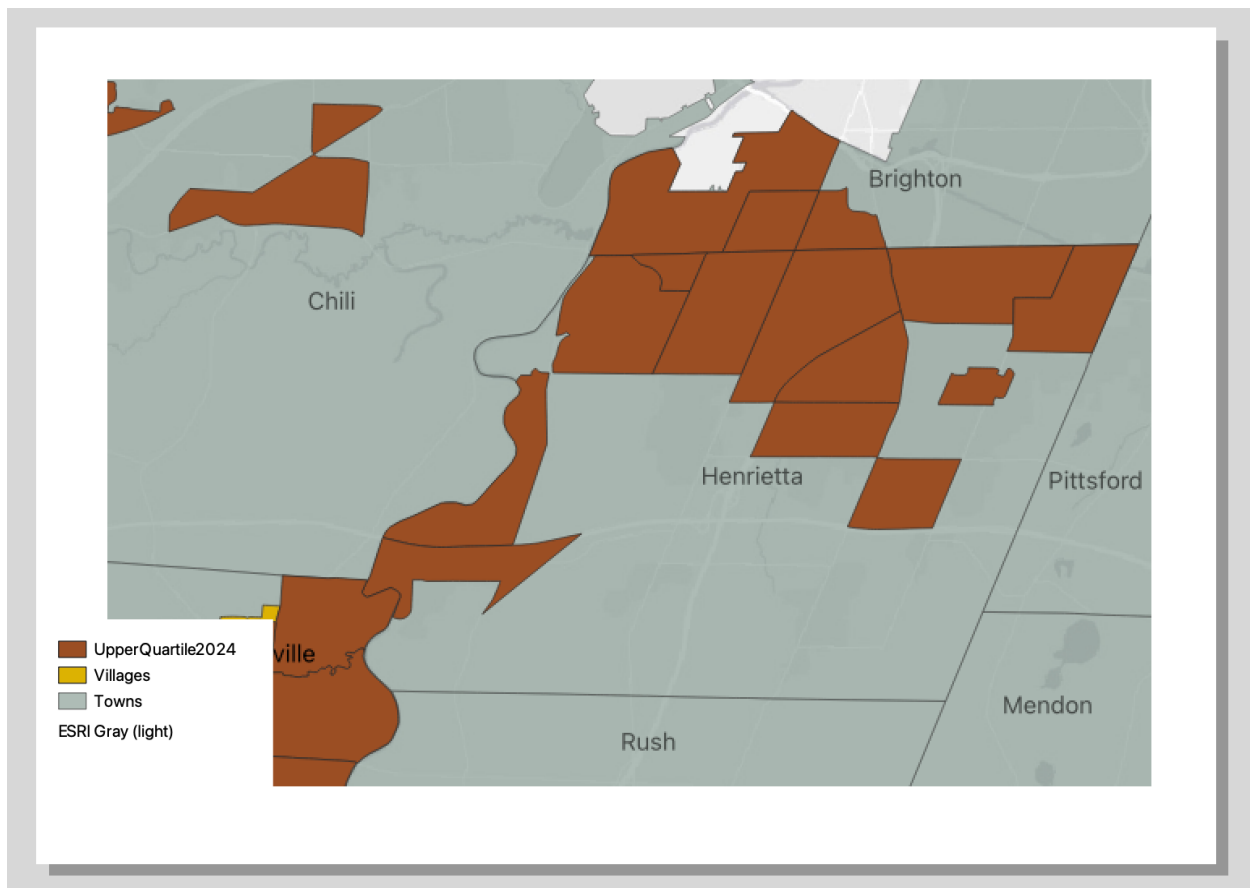
Town of Hamlin Low Mod Area Town of Hamlin

Low - Mod Area Attributes: Low-mod area include areas boarding the town of Clarkson to the South West. These areas are primarily rural with residential housing.

Primary Housing Needs: Ensure all households are safe, ensure affordability in low-mod areas.

Median year housing built in Hamlin: 1975.

Median housing value increase between 2018 and 2023: 9.94%.



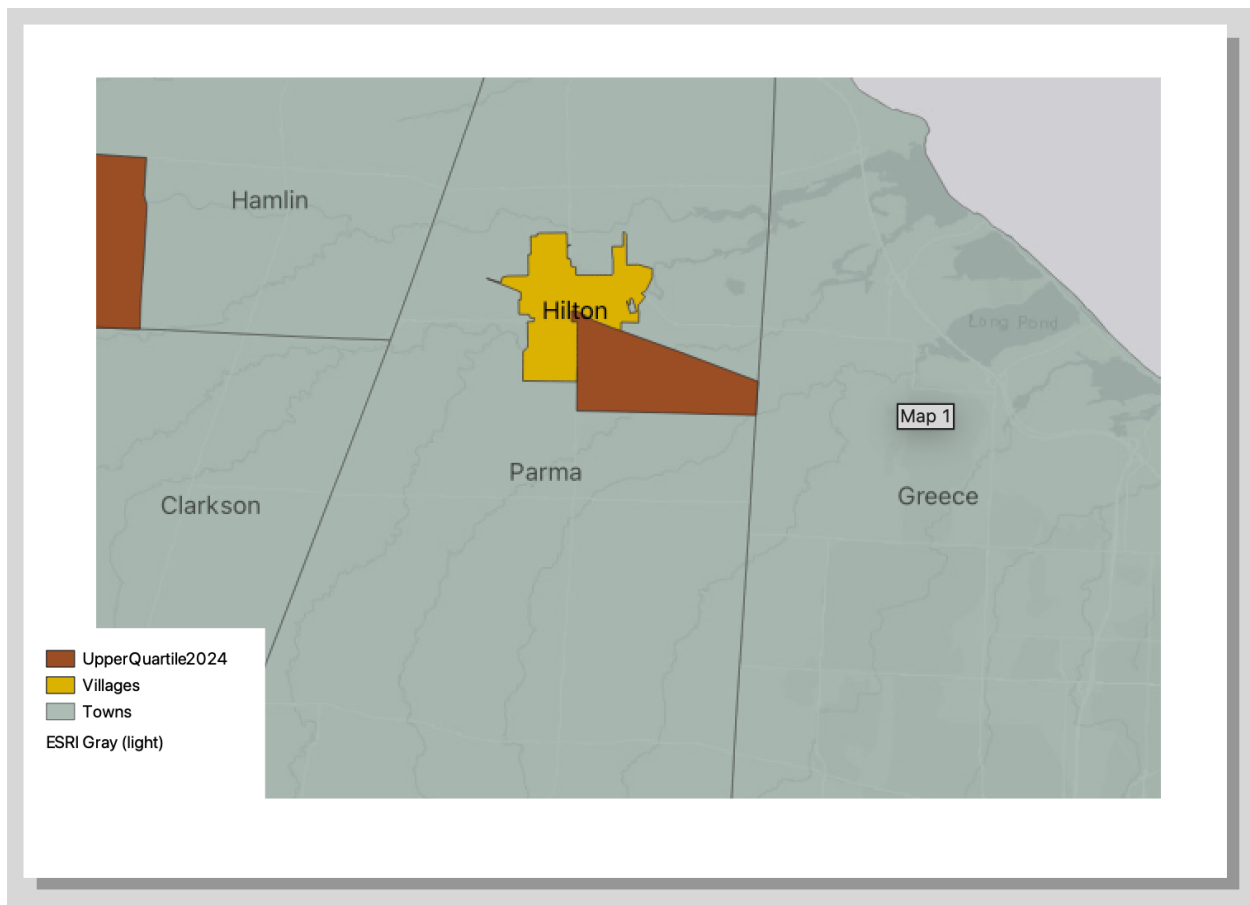
Town of Henrietta Low Mod Area
Town of Henrietta

Low - Mod Area Attributes: Low-mod area include areas bordering the town of Brighton to the North, and Chili to the East. These areas are primarily residential.

Primary Housing Needs: Ensure all households are safe, ensure affordability in low-mod areas.

Median year housing built in Henrietta: 1978.

Median housing value increase between 2018 and 2023: 13.27%.



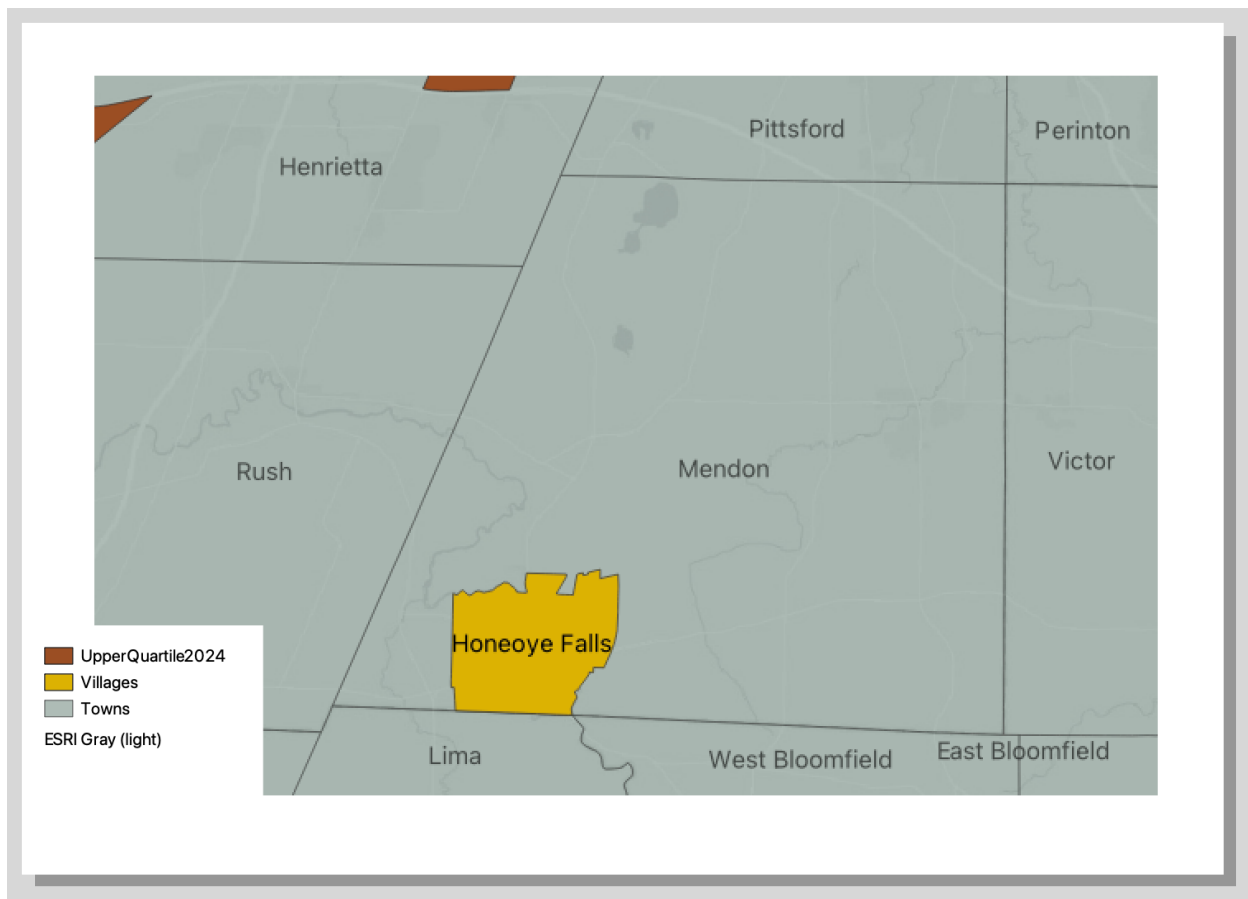
Village of Hilton Low Mod Area
Village of Hilton

Low - Mod Area Attributes: Low-mod area consists of the Southeast corner of the village of Hilton, which is primarily residential.

Primary Housing Needs: Ensure all households are safe, ensure affordability in low-mod areas.

Median year housing built in the Town of Parma, which is where the Village of Hilton is located: 1975.

Median housing value increase between 2018 and 2023: 5.62%.

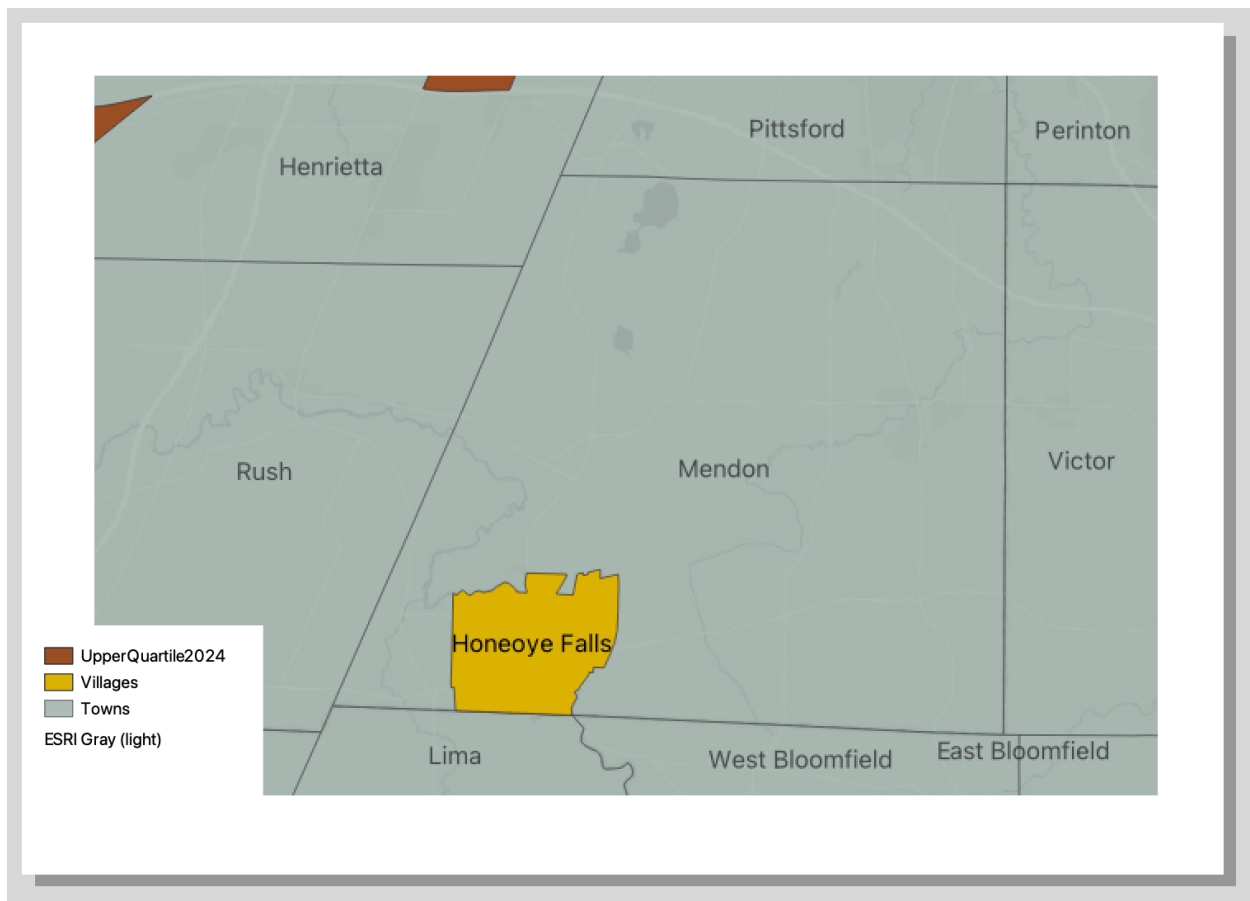


Village of Honeoye Falls Low Mod Area
Village of Honeoye Falls

Low - Mod Area Attributes: While there are no low-mod areas in the village of Honeoye Falls, opportunities exist for residents in the Village to utilize home improvement and public services programs provided by Monroe County.

Primary Housing Needs: Ensure all households are safe, ensure affordability in low-mod areas.

Median year housing built in the Town of Mendon, which is where the Village of Honeoye Falls is located: 1979.

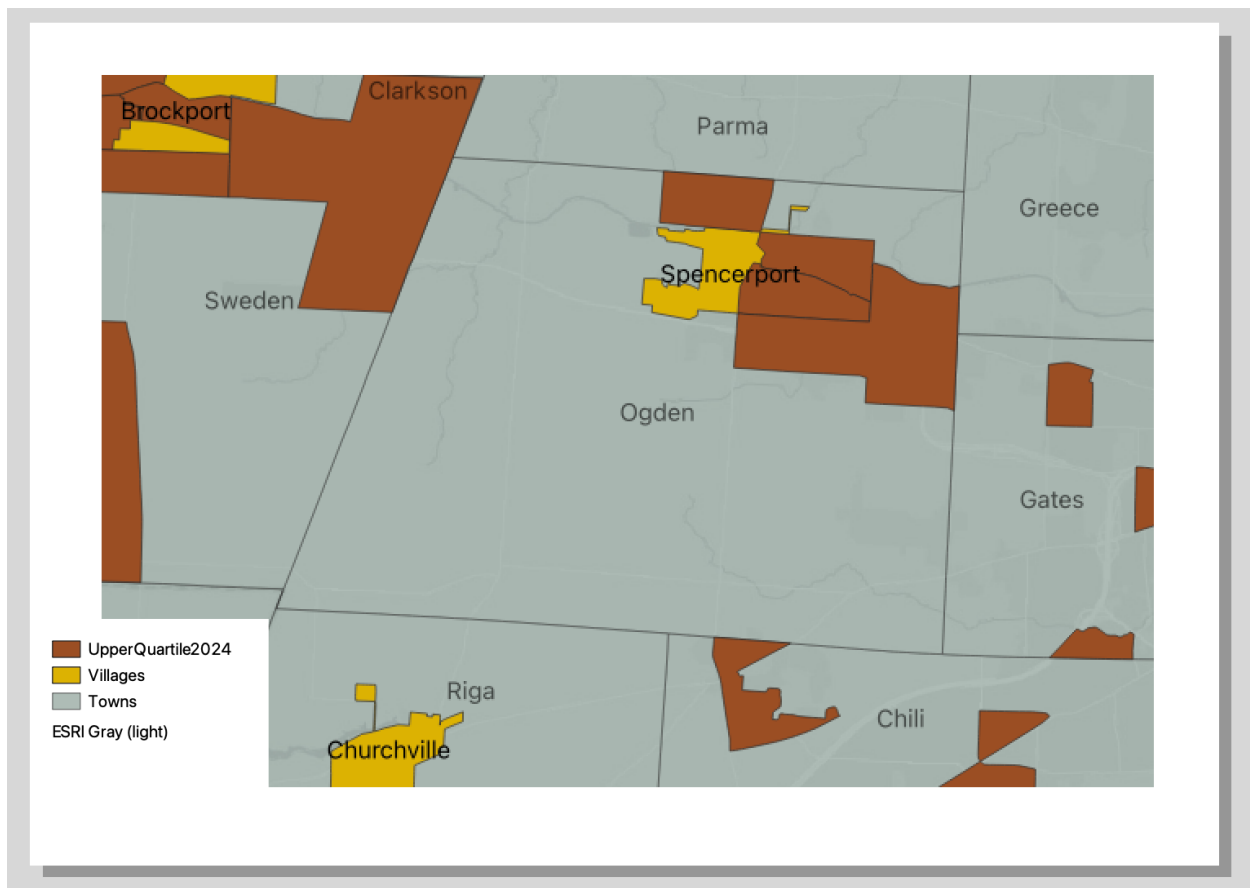


Town of Mendon Low Mod Area
Town of Mendon

Low - Mod Area Attributes: While there are no low-mod areas in the town of Mendon. Opportunities exist for residents in the village of Honeoye Falls, within the town of Mendon to utilize home improvement and public services programs provided by Monroe County.

Primary Housing Needs: Ensure all households are safe, ensure affordability in low-mod areas.

Median year housing built in the Town of Mendon: 1979.



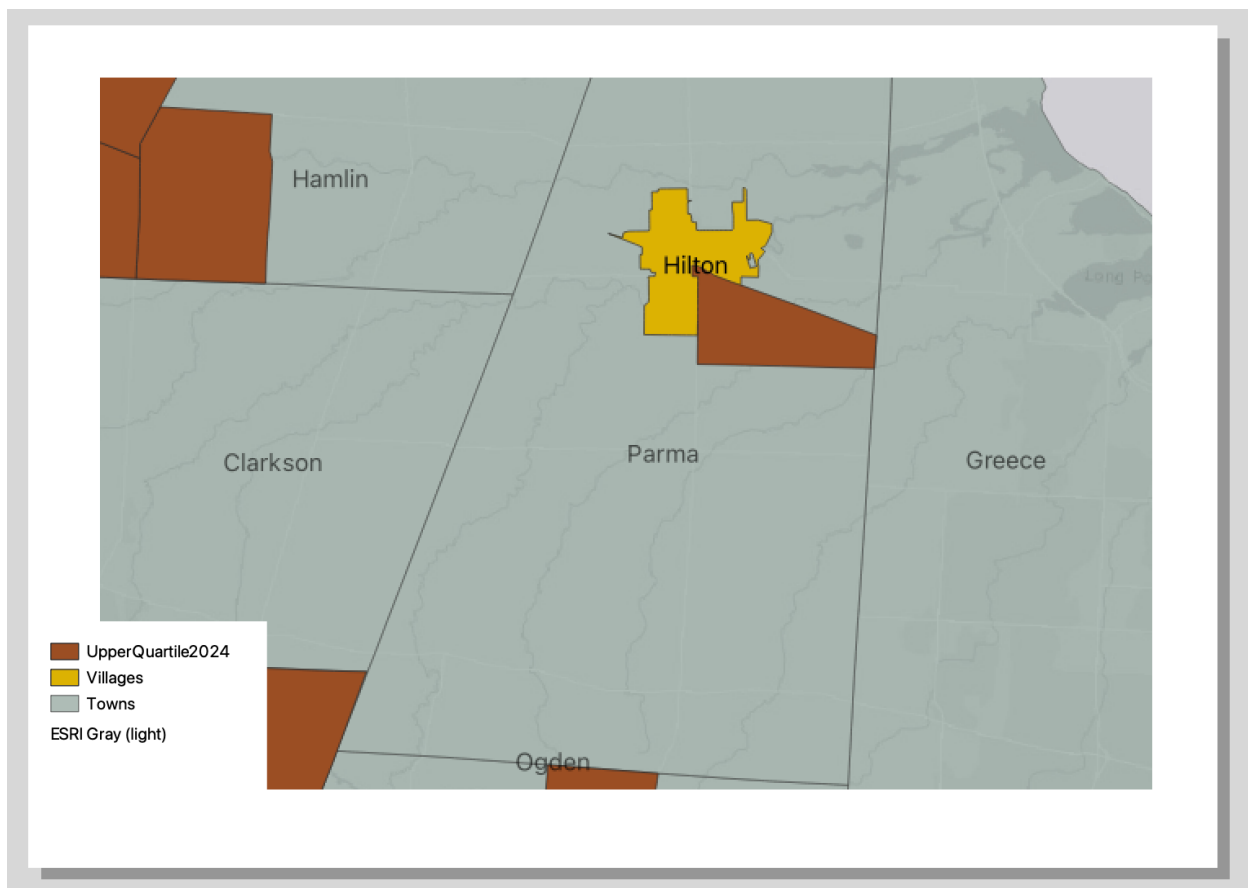
Town of Ogden Low Mod Area Town of Ogden

Low - Mod Area Attributes: Low-mod area is concentrated around the village of Spencerport in the town of Ogden. The land use in this area is primarily suburban residential.

Primary Housing Needs: Ensure all households are safe, ensure affordability in low-mod areas.

Median year housing built in the Town of Ogden: 1978.

Median housing value increase between 2018 and 2023: 3.67%.



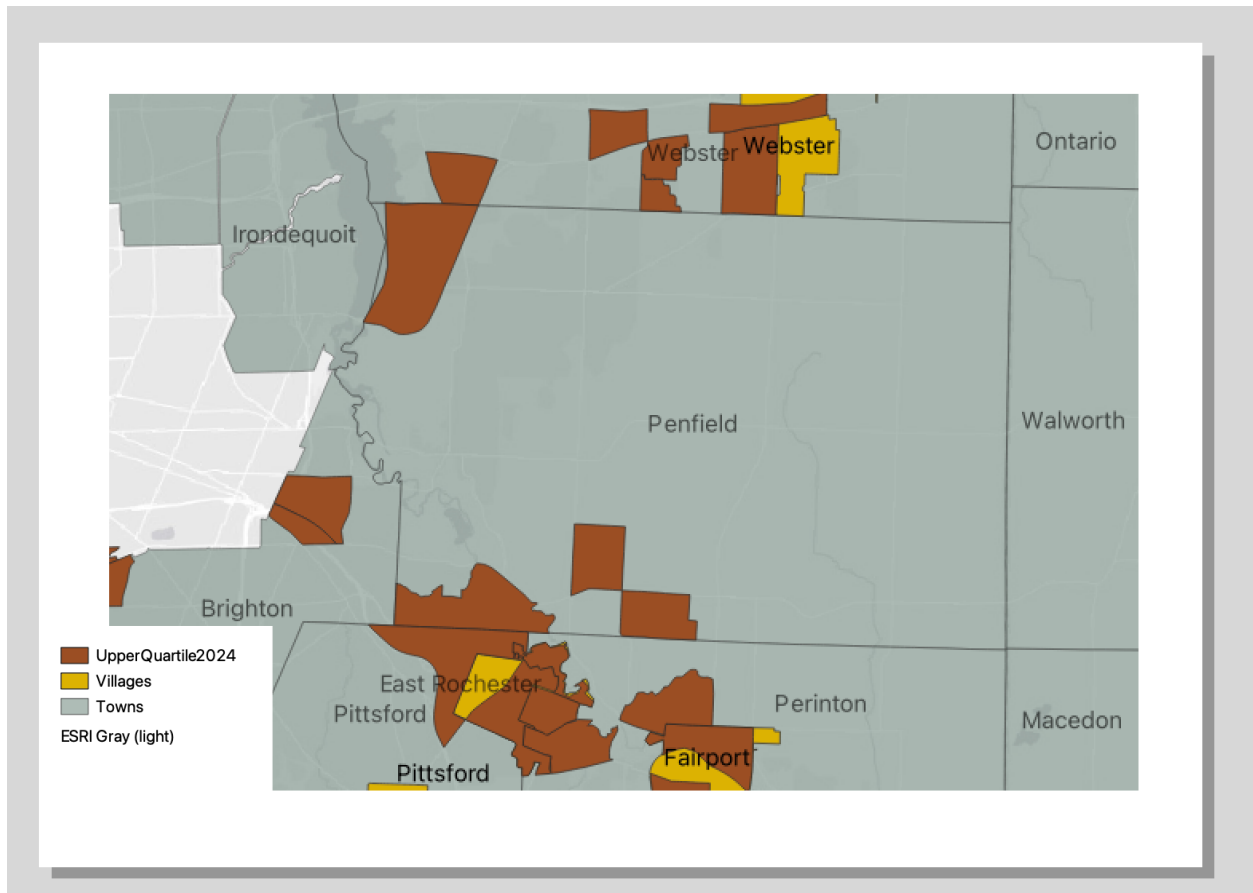
Town of Parma Low Mod Area
Town of Parma

Low - Mod Area Attributes: Low-mod area consists of the Southeast corner of the village of Hilton in the town of Parma, which is primarily residential.

Primary Housing Needs: Ensure all households are safe and ensure affordability in low-mod areas.

Median year housing built in the Town of Parma: 1975.

Median housing value increase between 2018 and 2023: 5.62%.



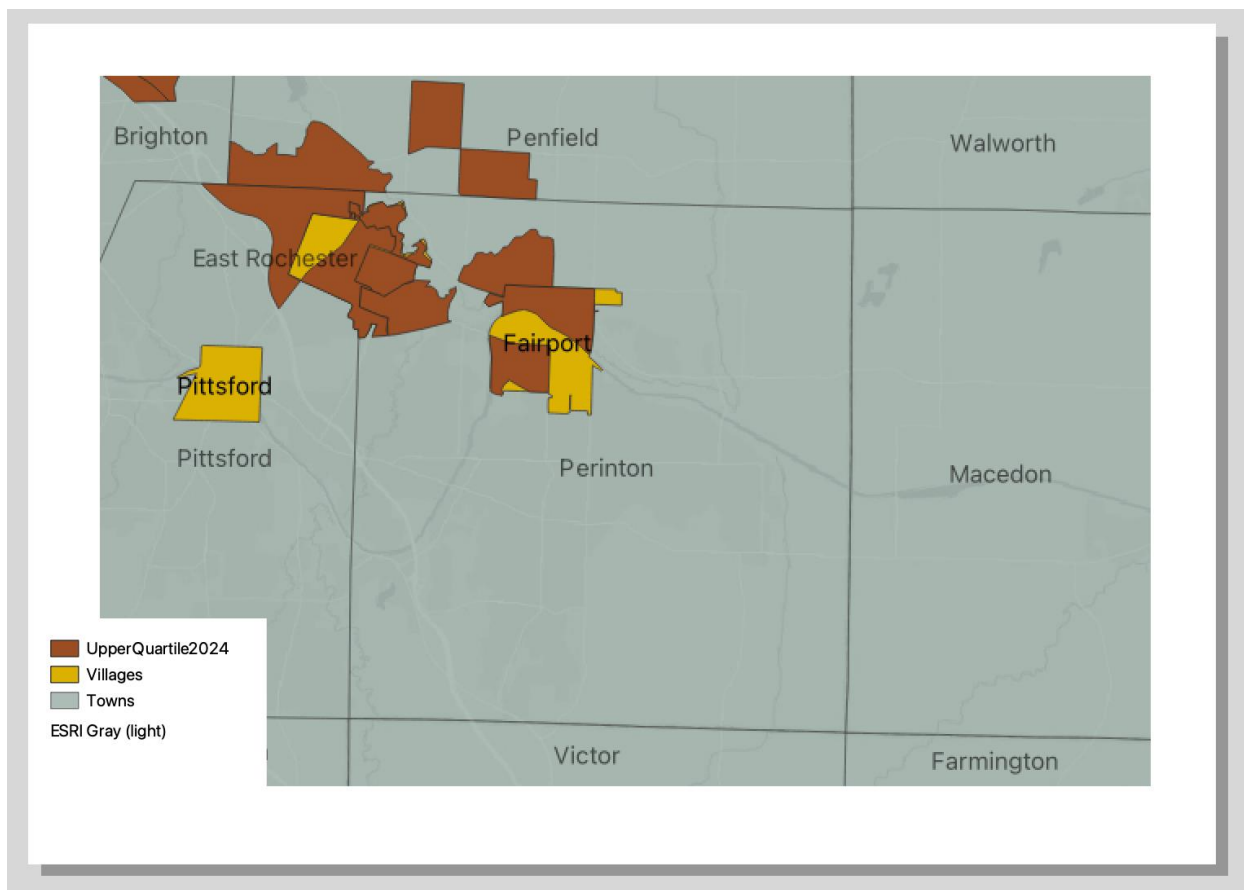
Town of Penfield Low Mod Area
Town of Penfield

Low - Mod Area Attributes: Low-mod area clustered around the border with East Rochester and Perinton, moving toward more urban areas including along the border of Irondequoit. These areas are primarily suburban residential areas.

Primary Housing Needs: Ensure all households are safe and ensure affordability in low-mod areas.

Median year housing built in the Town of Penfield: 1981.

Median housing value increase between 2018 and 2023: 7.06%.



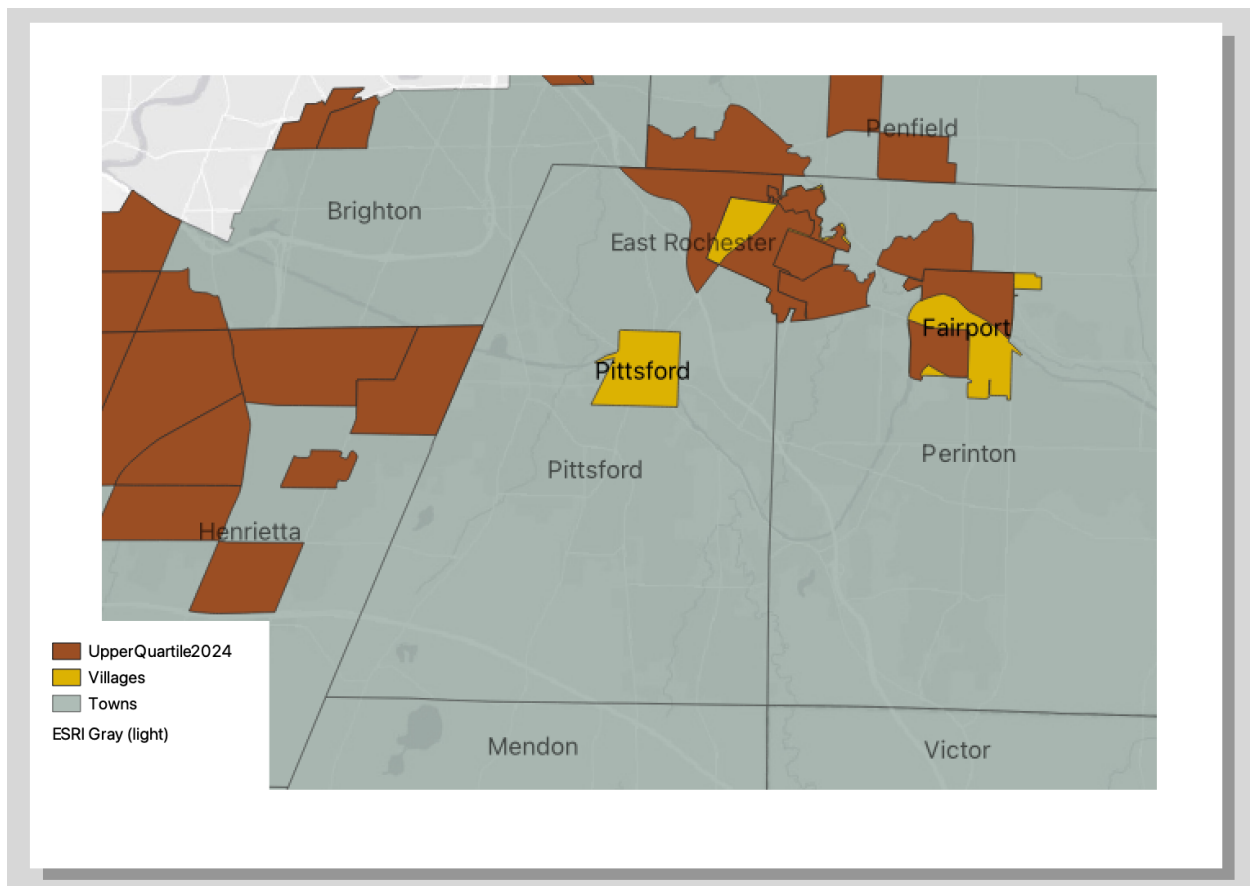
Town of Perinton Low Mod Area
Town of Perinton

Low - Mod Area Attributes: Low-mod area includes the border of East Rochester, the northern half and South West corner of the Village of Fairport in the town of Perinton. The nature of land use in these areas is primarily residential, with small portions to the North containing a commercial strip.

Primary Housing Needs: Ensure all households are safe and ensure affordability in low-mod areas.

Median year housing built in Perinton: 1977.

Median housing value increase between 2018 and 2023: Over 13.96%.



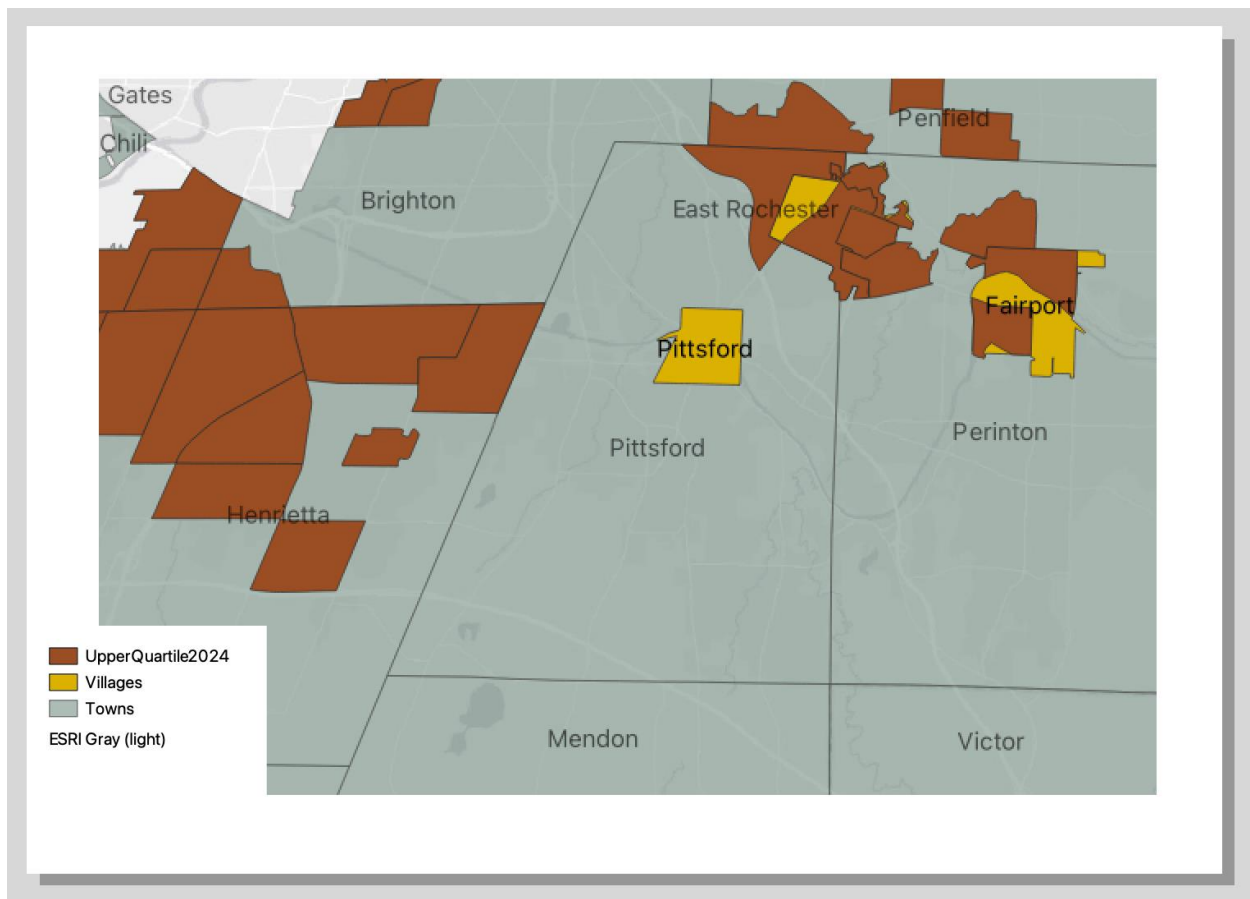
Town of Pittsford Low Mod Area
Town of Pittsford

Low - Mod Area Attributes: Northern portion of the Town bordering East Rochester.

Primary Housing Needs: Ensure all households are safe and ensure affordability in low-mod areas.

Median year housing built in the Town of Pittsford: 1972.

Median housing value increase between 2018 and 2023: 33.6%.



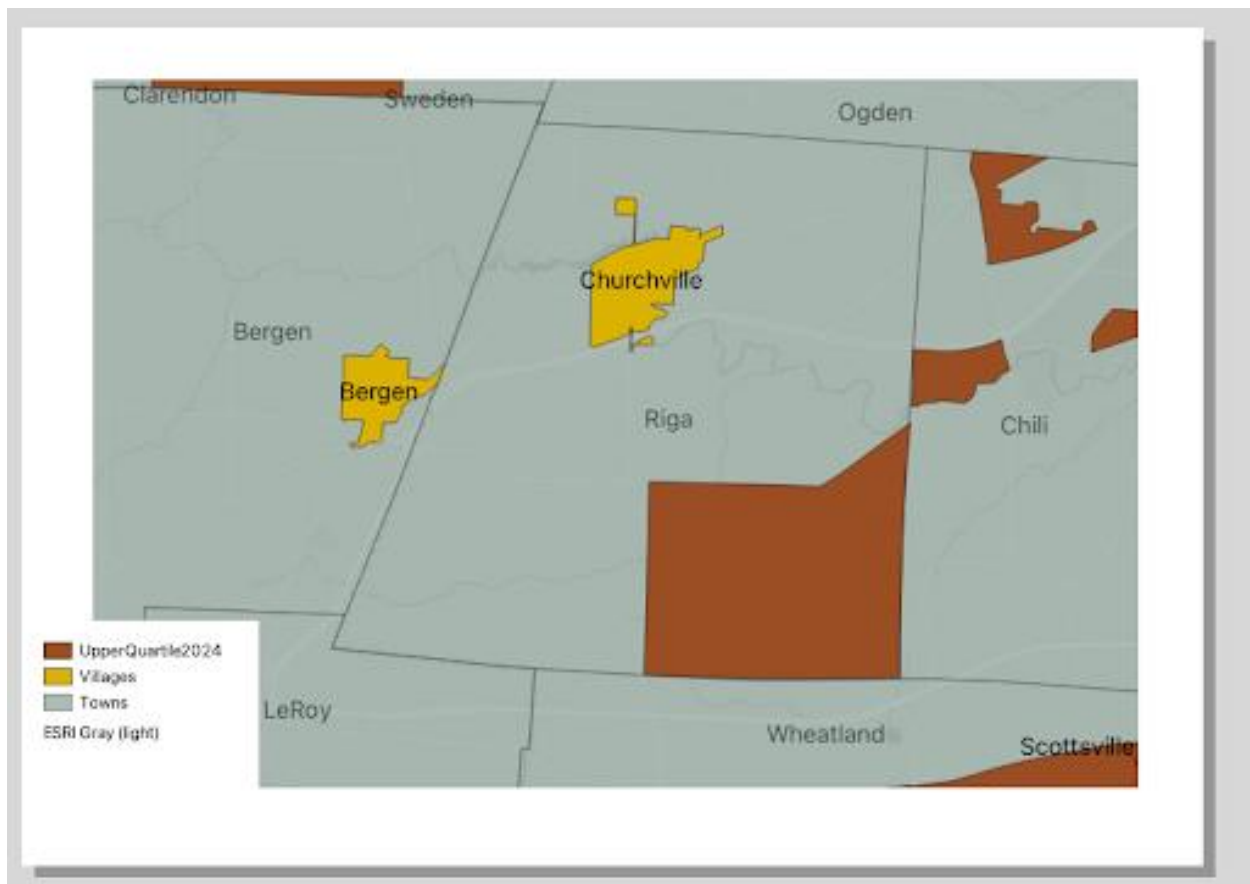
Village of Pittsford Low Mod Area Village of Pittsford

Low - Mod Area Attributes: While there are no low-mod areas in the village of Pittsford, opportunities exist for residents in the Village to utilize home improvement and public services programs provided by Monroe County.

Primary Housing Needs: Ensure all households are safe and ensure affordability in low- to moderate-income areas.

Median year housing built in the Village of Pittsford: 1939 or earlier.

Median housing value increase between 2018 and 2023: 41.5%.



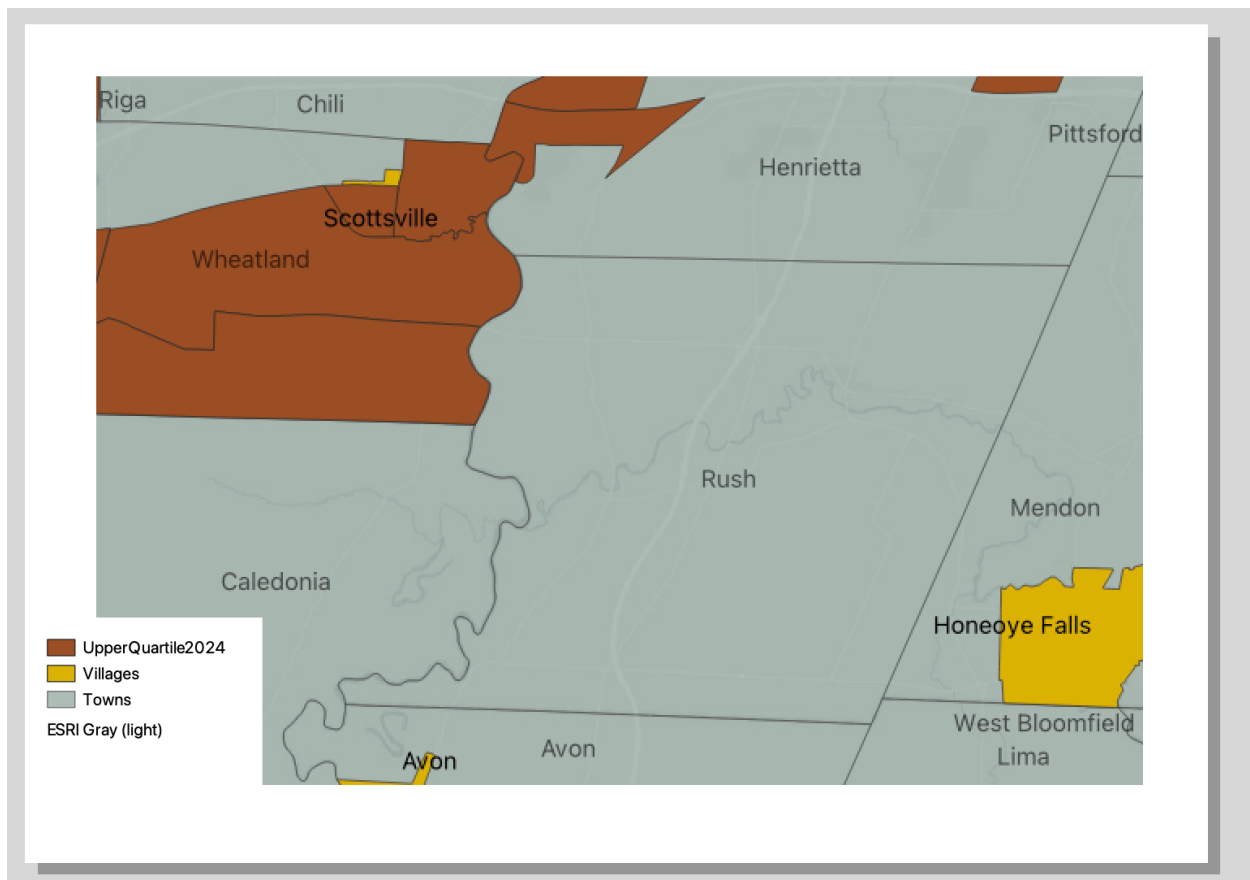
Town of Riga Low Mod Area
Town of Riga

Low - Mod Area Attributes: Low-mod area includes the southeast corner of the village bordering Chili and Wheatland. This area is primarily rural residential.

Primary Housing Needs: Ensure all households are safe and ensure affordability in low-mod areas.

Median year housing built in the town of Riga: 1977.

Median housing value increase between 2018 and 2023: Over 13.96%.



Town of Rush Low Mod Area

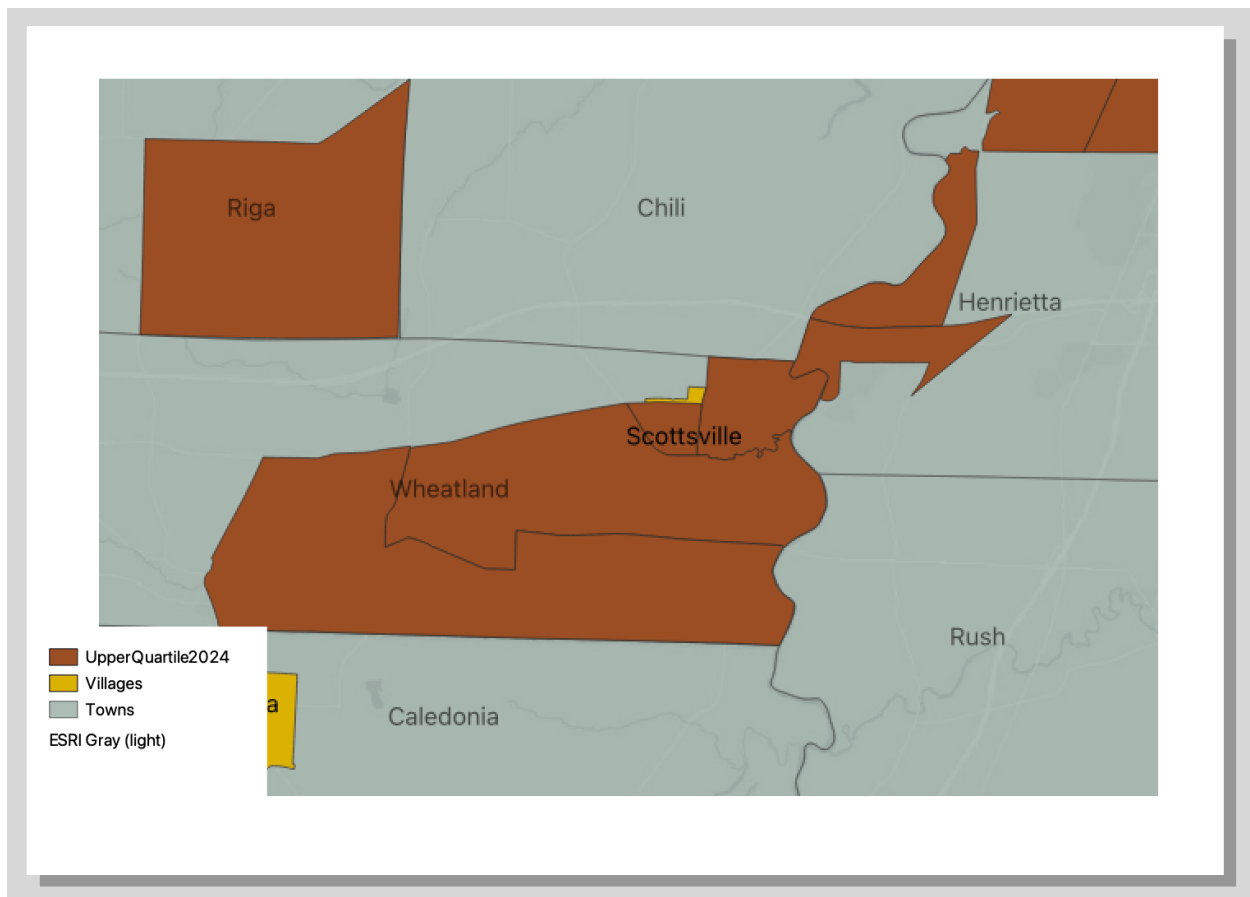
Town of Rush

Low - Mod Area Attributes: While there are no low-mod areas in the Town, opportunities exist for residents in the Village to utilize home improvement and public services programs provided by Monroe County.

Primary Housing Needs: Ensure all households are safe and ensure affordability in low-mod areas.

Median year housing built in Rush: 1967.

Median housing value increase between 2018 and 2023: Over 27.06%.



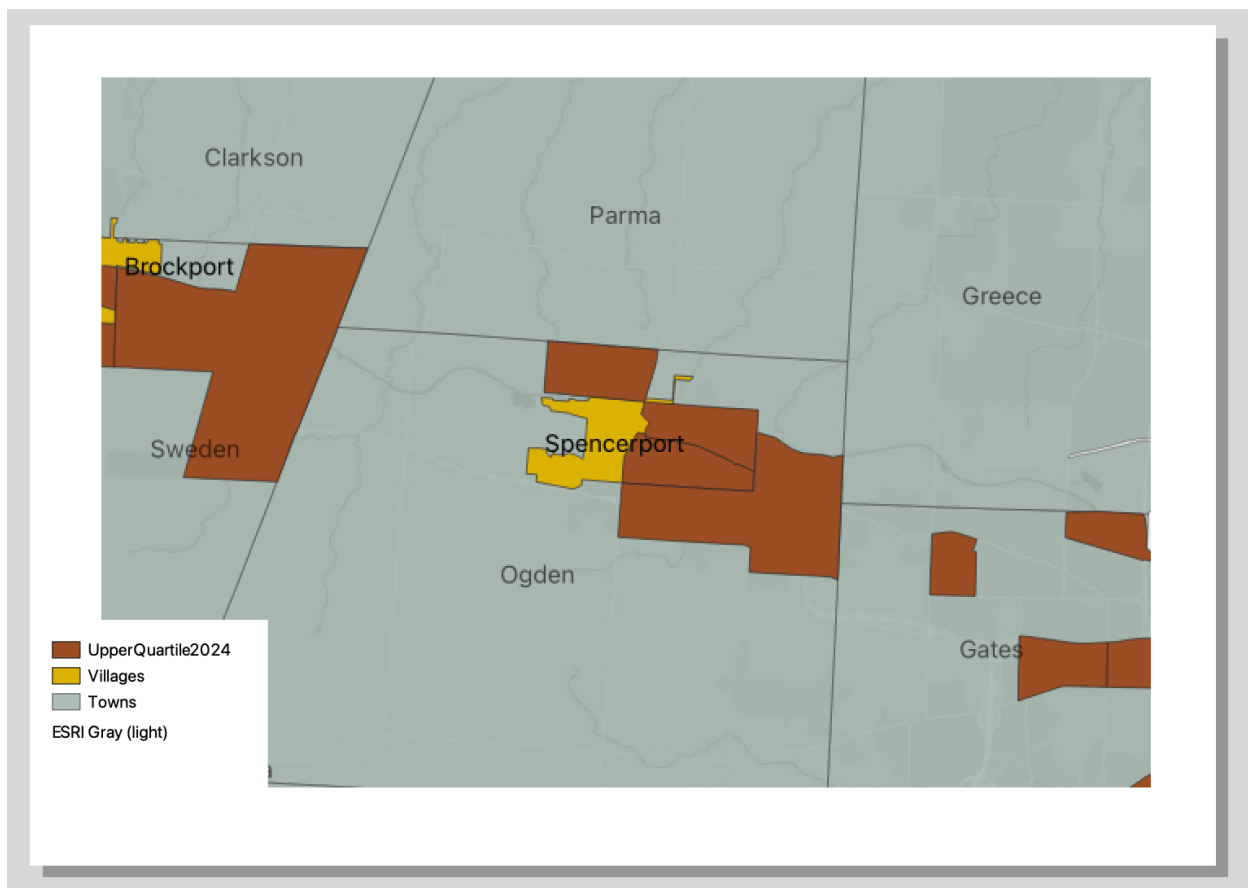
Village of Scottsville Low Mod Area Village of Scottsville

Low - Mod Area Attributes: The Village of Scottsville is almost entirely a low-mod area, and is almost entirely residential with the exception of a handful of businesses to the Southeast and a school to the northwest.

Primary Housing Needs: Ensure all households are safe and ensure affordability in low-mod areas.

Median year housing built in Wheatland: 1972.

Median housing value increase between 2018 and 2023: Over 2.76%.



Village of Spencerport Low Mod Area
Village of Spencerport

Low - Mod Area Attributes: The eastern half of the village of Spencerport is a low-mod area. This area contains a commercial strip, and residential neighborhoods.

Primary Housing Needs: Ensure all households are safe and ensure affordability in low-mod areas.

Median year housing built in the town of Ogden, where the village of Spencerport is located: 1978.

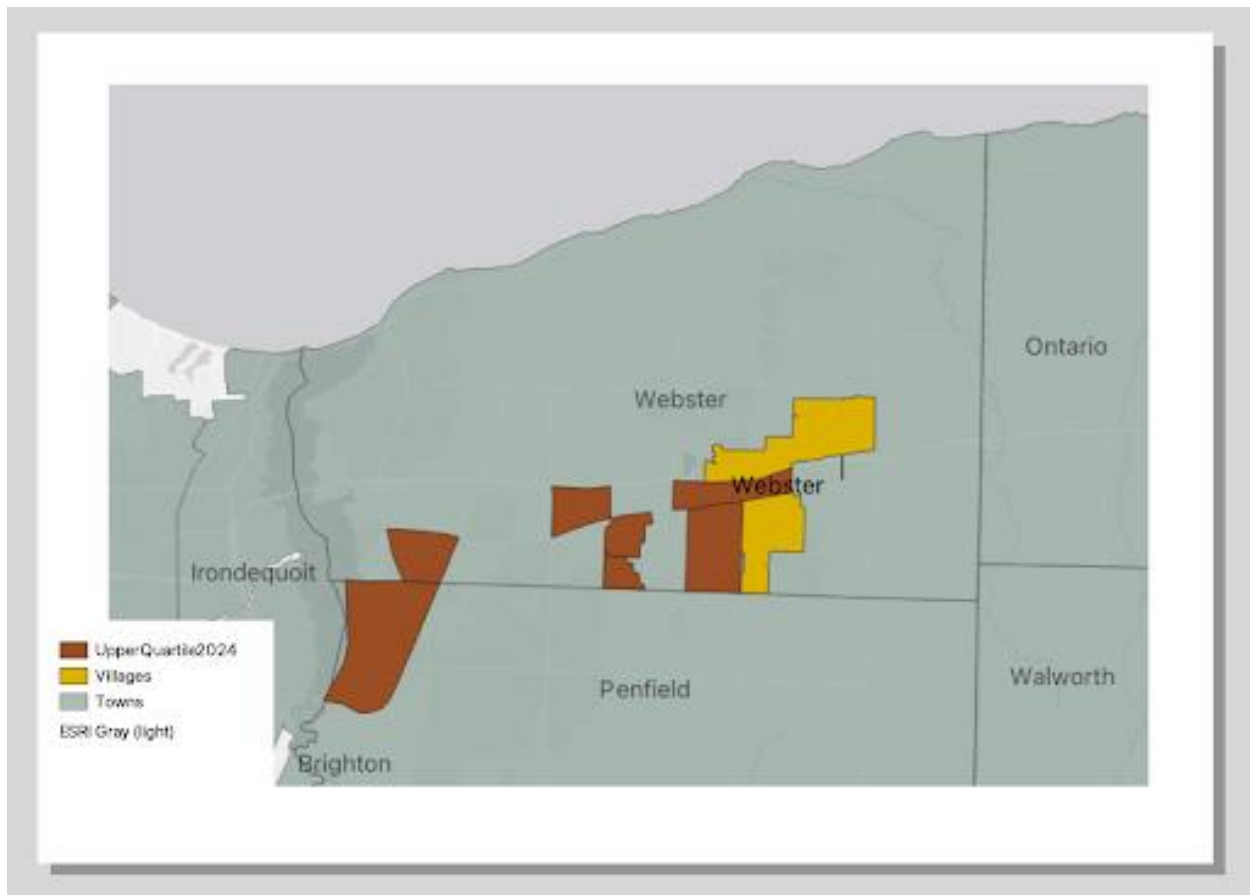
Median housing value increase between 2018 and 2023: 3.67%.



Town of Sweden Low Mod Area
Town of Sweden

Low-Mod Area Attributes: The North and West areas of the Town.

Median Year Built: 1971.



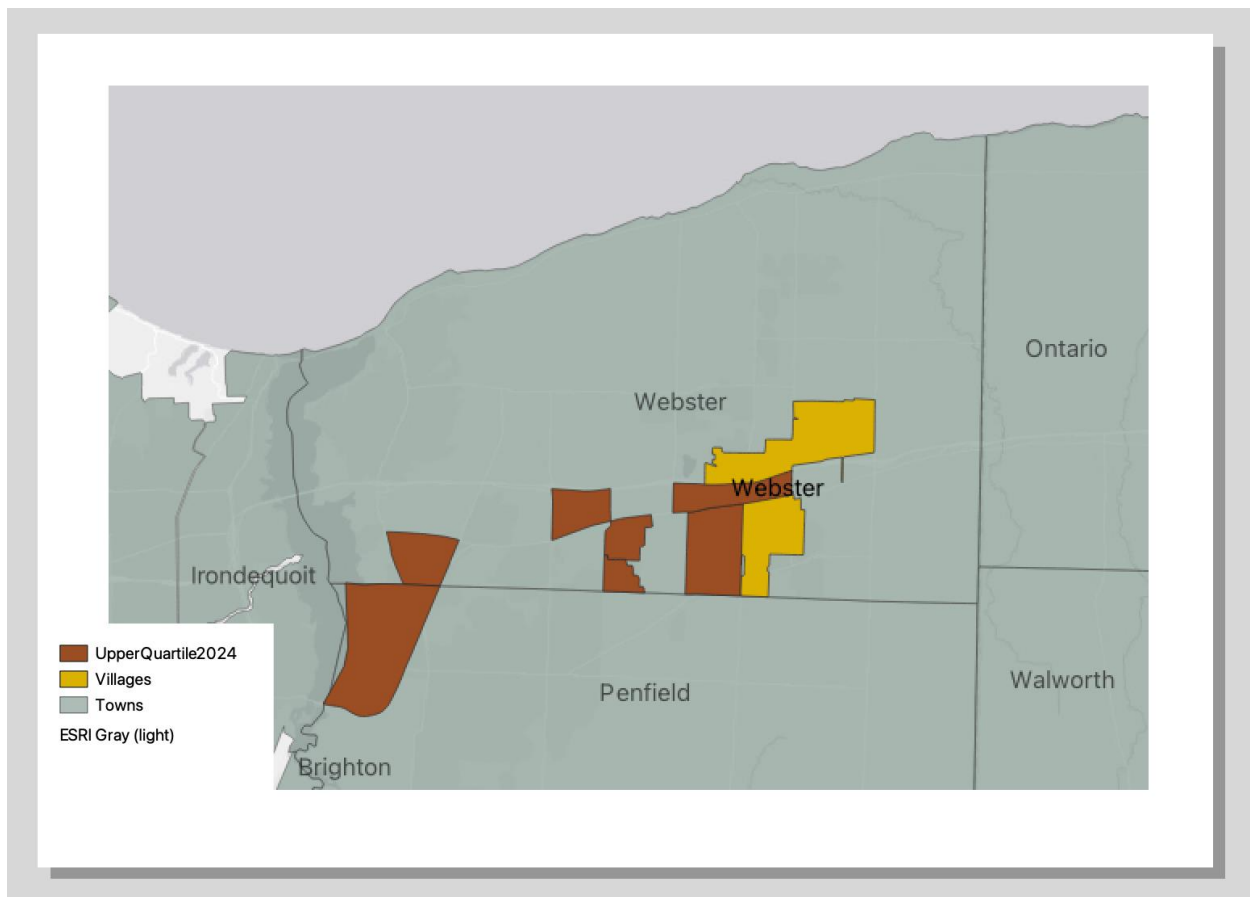
Town of Webster Low Mod Area
Town of Webster

Low - Mod Area Attributes: The southern portion of Webster. These are primarily residential neighborhoods bisected by a major highway.

Primary Housing Needs: Ensure all households are safe and ensure affordability in low-mod areas.

Median year housing built in the town of Webster: 1984.

Median housing value increase between 2018 and 2023: 8.41%.



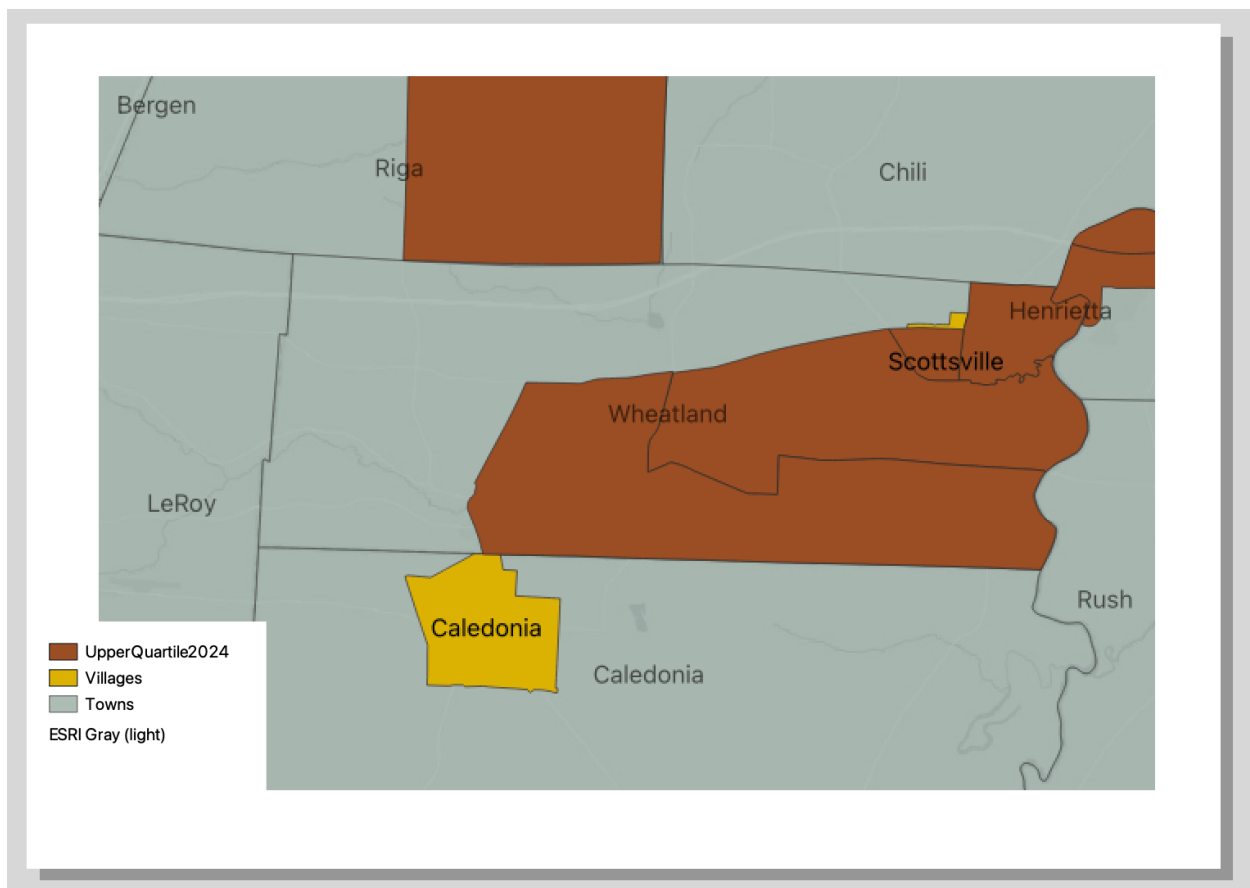
Village of Webster Low Mod Area
Village of Webster

Low - Mod Area Attributes: The southern portion of the village of Webster. These are primarily residential neighborhoods bisected by a major highway.

Primary Housing Needs: Ensure all households are safe and ensure affordability in low-mod areas.

The median year for housing built in the town of Webster, where the village of Webster is located: 1984.

Median housing value increase between 2018 and 2023: 8.41%.



Town of Wheatland Low Mod Area Town of Wheatland

Low - Mod Area Attributes: The south and east portions of the town of Wheatland, including much of the village of Scottsville and the area bordering the town of Henrietta. These are primarily rural residential areas.

Primary Housing Needs: Ensure all households are safe and ensure affordability in low-mod areas.

Median year housing built in the town of Wheatland: 1972.

Median housing value increase between 2018 and 2023: Over 2.76%.

SP-25 Priority Needs - 91.415, 91.215(a)(2)

Priority Needs

Table 50 – Priority Needs Summary

1	Priority Need Name	Housing Rehabilitation
	Priority Level	High
	Population	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Public Housing Residents Rural Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development

	Geographic Areas Affected	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster Town of Irondequoit Town of Greece
	Associated Goals	Repair and conserve existing housing stock

	Description	Monroe County Community Development has administered the housing rehabilitation program since 1976. Depending on income and cost / nature of repairs, income eligible homeowners in Monroe County are eligible for up to \$20,000 for a variety of home repairs including structural (roof, foundation, windows, exterior paint or siding), major systems (plumbing, heating or electrical) and accessibility accommodations (ramps, lifts, doorways, bathrooms). The Home Improvement Program helps LMI residents afford home repairs to correct serious housing deficiencies, such as obsolete or dangerous electrical, heating or plumbing systems, structural repairs such as roof, foundation, windows, exterior painting and siding, and accessibility improvements such as ramps, doorways, and bathrooms. These projects, which help residents remain safe in their home, have become more expensive due to the increasing cost of construction materials, as well as the implementation of the federal lead-based paint regulations (24 CFR 35 Requirements for Notification, Evaluation and education of Lead-based Paint Hazards in Federally owned residential property and housing receiving federal assistance).
	Basis for Relative Priority	As previously identified in this Consolidated Plan, housing rehabilitation represents an important tool that Monroe County can use to reduce housing problems and allow for safer housing choices for a larger percentage of the total population. Housing rehabilitation in Monroe County has a proven track record of improving the quality of Monroe County's housing stock, and has helped homeowners protect and improve their properties. This program has resulted in a reduction in homeless risk among homeowners with housing rehabilitation needs whose needs exceed their spending power. This program has helped keep construction jobs in Monroe County. This program has allowed seniors to live at home instead of having to move to assisted living facilities. This program has made housing safer for families with young children.
2	Priority Need Name	Public Services
	Priority Level	High

	Population Extremely Low Low Moderate Middle Large Families Families with Children Elderly Public Housing Residents Rural Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development
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	Geographic Areas Affected	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster
	Associated Goals	Job training, job placement, economic advancement Provide and expand access to public services
	Description	<p>Monroe County will provide public services programs targeting job retention and creation for those with disabilities, programs that provide safety and security for seniors, homeownership education and counseling, fair housing and rental opportunities, foreclosure prevention services and more.</p> <p>Monroe County will provide public services programs targeting job retention and creation for those with disabilities, programs that provide safety and security for seniors, homeownership education and counseling, fair housing and rental opportunities, foreclosure prevention services and more.</p>

	Basis for Relative Priority	Public service programs in Monroe County have played a vital role in connecting residents with job opportunities, essential support services, and stable housing. With programs designed to enhance housing accessibility for individuals with low-to-moderate incomes, these initiatives help empower residents to achieve long-term homeownership and financial stability. These programs have proven effective and are a necessary service to improve the overall vitality and longevity of the community.
3	Priority Need Name	Public Facilities and Infrastructure
	Priority Level	High
	Population	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development

	Geographic Areas Affected	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster
	Associated Goals	Improve access to and quality of public facilities Improve and modernize public infrastructure

	Description	<p>Communities across Suburban Monroe County face challenges relating to the modernization of existing public facilities and infrastructure. Monroe County will invest in improving and expanding public facilities and infrastructure that address community needs.</p> <p>Infrastructure improvement projects would include improving aging infrastructure and services provided by municipalities including sidewalks, sewer lining projects, road improvement projects and climate resilience projects.</p> <p>Investments in public facilities include accessibility improvements to community centers, libraries, youth centers, parks, recreation facilities, open space facilities, commercial centers, and senior center facilities.</p> <p>Improvements include ADA accessibility improvements and improvements to create a safer healthier environment for all residents enjoying public facilities.</p>
	Basis for Relative Priority	This Consolidated Plan has identified the fact that the County population is aging and is in need of enhanced public facilities to remove impediments residents may have to enjoying public spaces. This allows Monroe County to remain a welcoming environment for all.
4	Priority Need Name	Economic Advancement Opportunities
	Priority Level	High
	Population	<p>Extremely Low</p> <p>Low</p> <p>Moderate</p> <p>Middle</p> <p>Persons with Developmental Disabilities</p>

	Geographic Areas Affected	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster Town of Irondequoit Town of Greece
	Associated Goals	Job training, job placement, economic advancement
	Description	The County will provide assistance and help nonprofits to acquire necessary tools and equipment, to increase its operational capacity, supporting the training and hire of individuals with special needs. This directly supports employment growth, particularly benefiting underserved communities or populations in need of stable jobs.

	Basis for Relative Priority	Economic advancement through direct support and assistance will continue to serve as a key driver for creating new jobs and retaining existing ones in Monroe County. Ensuring there are job opportunities in Monroe County opens doors to reducing poverty and increasing income, especially for those with developmental disabilities and other special needs, this also helps provide valuable skills while reducing the strain on resources for the County.
5	Priority Need Name	Increased supply and quality of affordable housing
	Priority Level	High
	Population	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development

	Geographic Areas Affected	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster Town of Irondequoit Town of Greece
	Associated Goals	Develop affordable housing opportunities
	Description	Monroe County will provide safe and affordable housing opportunities for LMI households. To do this, Monroe County will make financial resources available to those who seek to develop housing for LMI populations.
	Basis for Relative Priority	As identified in the Needs Assessment section of this Consolidated Plan, housing affordability is one of the most common housing problems experienced by Monroe County residents. As this issue is expected to grow, it is imperative to improve affordability and integrate mixed incomes in the community, to improve the quality of life for all members of the community.

6	Priority Need Name	Services to Homeless and At-Risk Homeless
	Priority Level	High
	Population	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Public Housing Residents Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development

	Geographic Areas Affected	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster Town of Irondequoit Town of Greece
	Associated Goals	Provide and expand access to public services Provide planning and administrative services
	Description	Emergency Solutions Grant funds to address a number of homeless issues including emergency shelter operations, Rapid Rehousing, shelter and assistance for victims of domestic violence, unaccompanied youth, persons with health and mental health conditions who are homeless, veterans, families and individuals; homelessness prevention; and rental and financial assistance for households that are literally homeless.
	Basis for Relative Priority	The housing and service needs of homeless individuals were identified as a critical issue through consultation with the local Continuum of Care.

7	Priority Need Name	Administration / Planning
	Priority Level	High
	Population	Other
	Geographic Areas Affected	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster Town of Irondequoit Town of Greece
	Associated Goals	Provide planning and administrative services
	Description	Strategic planning of community development programming will allow Monroe County to maximize each HUD resource it provides to residents in Suburban Monroe County.

	Basis for Relative Priority	Planning and administration is required to successfully identify needs and meet community development goals. Planning will help better target funding and strategically benefit the county as a whole.
8	Priority Need Name	Program Delivery
	Priority Level	Low
	Population	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Public Housing Residents Rural Chronic Homelessness Individuals Families with Children Mentally Ill Chronic Substance Abuse veterans Persons with HIV/AIDS Victims of Domestic Violence Unaccompanied Youth Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development

	Geographic Areas Affected	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster Town of Irondequoit Town of Greece
	Associated Goals	Repair and conserve existing housing stock
	Description	Program Delivery includes costs associated with underwriting, income verification, and planning of HUD-funded housing initiatives.
	Basis for Relative Priority	Program delivery is an important part of implementing federal programs.

Narrative (Optional)

Priority needs have been identified by Monroe County as part of the Needs Assessment and Market Analysis sections of this Consolidated Plan. Monroe County's carefully designed actions for addressing these priority needs have yielded positive community development results. Monroe County must continue to address these needs in order to continue to improve community development conditions in the County.

SP-30 Influence of Market Conditions - 91.415, 91.215(b)

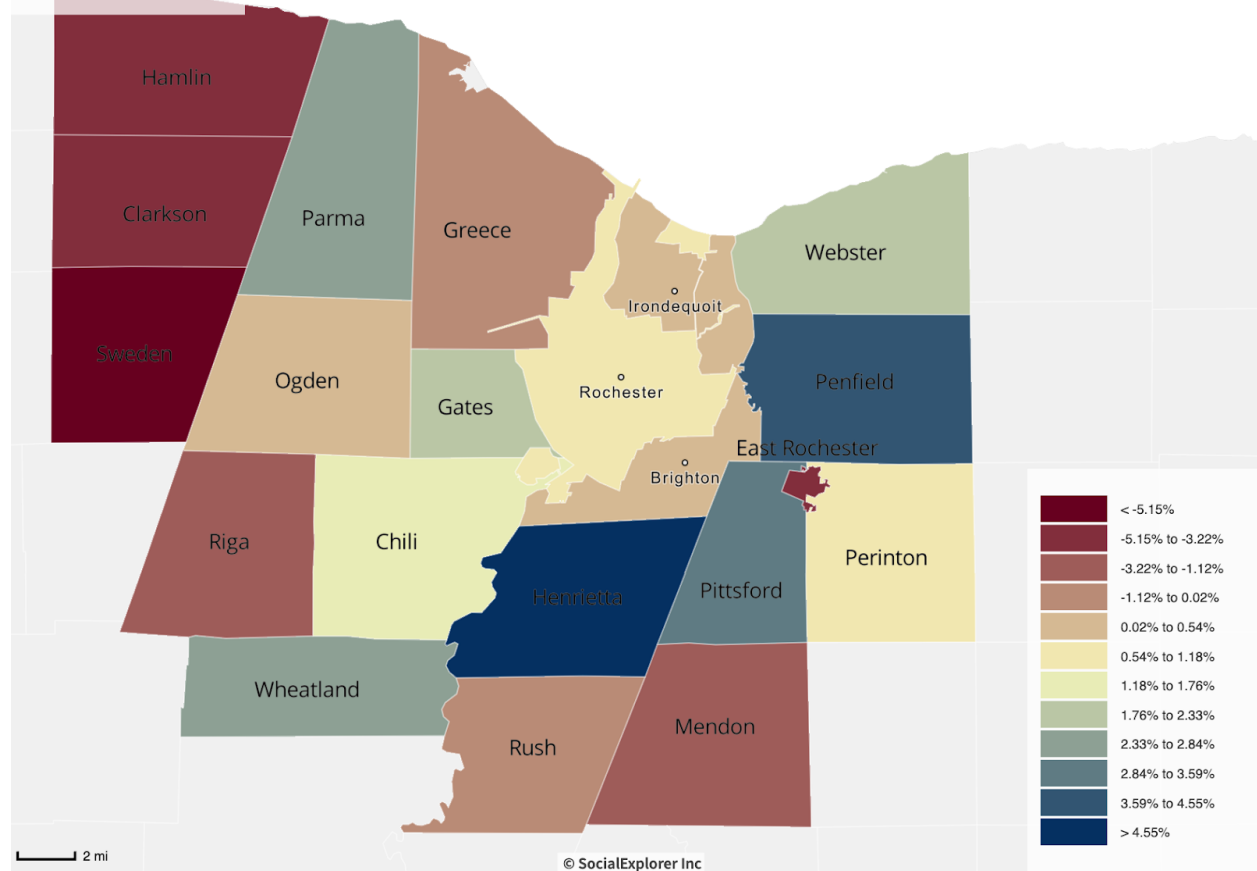
Influence of Market Conditions

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Tenant Based Rental Assistance (TBRA)	Monroe County does not fund TBRA.
TBRA for Non-Homeless Special Needs	Monroe County does not fund TBRA.
New Unit Production	The need for new unit production is based on variables including demand, and market trends. Given current market conditions in Monroe County, it is likely that new unit production funding will include the development of affordable apartments, with a potential emphasis on LMI housing units whose residents earn between 50% and 80% of area median income. Unit composition will likely consist primarily of studio to three-bedroom apartments.
Rehabilitation	<p>With an aging housing stock, LMI residents in Monroe County may need assistance in ensuring their homes are safe living environments. Necessary rehabilitation expenses represent a high cost burden on LMI homeowners.</p> <p>The number of rehabilitations of homes in Monroe County is based on the amount of funding available for rehabilitation in the particular program year. Program eligibility is based on income guidelines, value of the property, and eligible items to be repaired as determined by HUD.</p> <p>Monroe County's Home Improvement Program (HIP) provides grants and low-interest loans to income-eligible homeowners for home repairs and improvements in the suburban towns and villages excluding the City of Rochester and Towns of Greece and Irondequoit. Residents of the City, Greece or Irondequoit should contact their municipal offices for information on available programs in their area.</p> <p>Eligible repairs include structural (roof, foundation, windows, exterior paint or siding), major systems (plumbing, heating or electrical) and accessibility accommodations (ramps, lifts, doorways, bathrooms). Routine maintenance, remodeling and cosmetic improvements are generally not eligible repairs.</p> <p>Depending on the cost of needed repairs and household income, homeowners may qualify for a grant of up to \$20,000.00. Applications are processed on a first-come, first-served basis.</p>

Affordable Housing Type	Market Characteristics that will influence the use of funds available for housing type
Acquisition, including preservation	These actions are funded by Monroe County on an as-needed basis.

Table 51 – Influence of Market Conditions

Change of Total Population from 2018 to 2023
ACS 2018 (5-Year Estimates)



Change in Total Population in Monroe County

Demographic Data Analysis

Suburban Monroe County consists of all municipalities outside the City of Rochester. In this case, the data table, “Summary of Housing Needs,” tabulates the total population of the Monroe County CDBG Consortium–Suburban Monroe County including the Towns of Greece and Irondequoit. Greece and Irondequoit are part of Monroe County’s HOME consortium, however, they receive their own CDBG allocations from HUD.

These data show that the population of Suburban Monroe County has remained stable between the 2009 and 2020 American Community Survey data periods, while the total number of households has

increased. Table 4 indicates an 18% increase in median income for households in Suburban Monroe County, which exceeds the rate of inflation during this period of time. While this increase indicates an increase in purchasing power in Suburban Monroe County, it must be noted that these data capture a snapshot of time prior to the pandemic, during and after which the County has experienced significant shifts in population and economic conditions. Please see the above map that illustrates population trends between 2017 and 2022 across Monroe County.

SP-35 Anticipated Resources - 91.420(b), 91.215(a)(4), 91.220(c)(1,2)

Introduction

Monroe County is expecting to receive federal funding through the HUD Community Development Block Grant (CDBG), HOME Investment Partnerships Program (HOME), and Emergency Solutions Grant (ESG) in order to conduct projects in support of its goals for this five year period. The funds support the development of affordable housing, infrastructure, public services, and homelessness response across the suburban consortium. The County will align the federal resources with additional state, local, and private funding to strengthen their potential impact. All matching requirements for the HOME and ESG programs will be met in accordance with federal guidelines. The table below outlines the expected allocations for Year 1 and estimates for the remaining years of the Plan. These resources reflect Monroe County's commitment to advancing housing stability and equitable investment.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,842,072	110,000	0	1,952,072	7,808,288	CDBG funding to be used to address and resolve housing problems, provide and improve services, improve infrastructure and public facilities.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	1,146,571	262,053	0	1,408,624	5,634,496	HOME funding to be used to improve the quality and quantity of housing in Suburban Monroe County.
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	160,680	0	0	160,680	642,720	ESG funding to be used for supportive and transitional housing in addition to rental assistance.

Table 52 - Anticipated Resources

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

There are numerous potential sources of funding that can be used by private developers and municipalities in leveraging community development funding, including the following:

Private funding sources: investor equity, including tax credit syndications; home buyer down payments; private rental and home ownership loans; other federal, state and local housing and community development programs and foundations. State and utility grants.

Municipal funding sources: Local tax levy, bonding, State grants.

The match contributions for HOME will total no less than 25% of the funds drawn from the County's HOME account each fiscal year. Monroe County maintains records demonstrating compliance with HOME match requirements, including a running log and project records documenting the type and amount of match contributions by project. The HOME program attracts substantial private and other public dollars into its funded projects. Match contributions from ESG will be a one-to-one (1:1) cash and/or in-kind services match.

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

There are no publicly-owned properties in Monroe County that are funded through any of the funding sources from HUD.

Discussion

SP-40 Institutional Delivery Structure - 91.415, 91.215(k)

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

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
ROCHESTER/MONROE COUNTY HOMELESS CONTINUUM OF CARE, INC.	Continuum of care	Homelessness Planning	Jurisdiction
THE HOUSING COUNCIL IN THE MONROE COUNTY AREA	Non-profit organizations	Ownership Rental	Jurisdiction
Rochester Housing Authority	PHA	Public Housing	Jurisdiction
Fairport Urban Renewal Agency	PHA	Public Housing	Jurisdiction

Table 53 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

Monroe County Community Development has developed a strong institutional delivery structure through close collaboration and communication between entities serving the County consortium. Strengths: Collaborative planning, problem identification and problem solving has resulted in a greater understanding of the needs that must be prioritized in Monroe County in solving community development issues.

Gaps: A lack of funding and available rooms / beds constrains the ability of the institutions in the volume of people they are able to serve on an annual basis.

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

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Homelessness Prevention Services			
Counseling/Advocacy	X	X	
Legal Assistance	X	X	
Mortgage Assistance	X	X	
Rental Assistance	X	X	
Utilities Assistance	X	X	
Street Outreach Services			
Law Enforcement	X	X	

Street Outreach Services			
Mobile Clinics	X	X	
Other Street Outreach Services	X	X	
Supportive Services			
Alcohol & Drug Abuse	X		
Child Care	X	X	
Education	X	X	
Employment and Employment Training	X	X	
Healthcare	X	X	
HIV/AIDS	X	X	
Life Skills	X	X	
Mental Health Counseling	X	X	
Transportation			
Other			

Table 54 - Homeless Prevention Services Summary

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

Serving Chronically Homeless: Certain CoC programs are targeted to solely serve chronically homeless persons. Additionally, all permanent supportive housing programs that receive CoC Program funding prioritize via turnover beds the chronically homeless persons that are directed to them either through Coordinated Assessment or through other referrals. The Chronically Homeless Committee of the CoC is charged with developing strategies to meet the needs of this population.

Serving Veterans: Services for homeless Veterans and their families are made available through a wide range of programs of the Veterans Administration, Monroe County's Veterans Services Agency, and other State and non-profit organizations (outreach, shelter, transitional, permanent supportive housing, support services).

Serving Unaccompanied youth: especially transitioning age youth access services via the Department of Human Services, and also via two agencies that focus particularly on this special population: Hillside Family of Agencies, and Center for Youth. Each of these agencies provides either emergency shelter or transitional shelter to this population, since they face unique barriers obtaining permanent housing including an inability to legally sign a lease with a landlord due to age. The Rochester City School District homelessness liaison also helps connect unaccompanied youth to services including healthcare, employment, wraparound services and housing assistance. All of these agencies report to HMIS their demographic information making it possible to track the population and assist in service delivery improvement strategies.

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

Monroe County has a strong and well-established service delivery system based on collaboration and coordination among service providers in the County. This system meets the needs of special populations. This collaboration includes community-wide planning efforts and multi-agency initiatives, as well as case coordination to meet the needs of individuals and families.

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

Monroe County's strategy for addressing funding gaps and lack of available beds / housing units involves demonstrating the growing need for funding and physical interventions in the County.

SP-45 Goals - 91.415, 91.215(a)(4)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
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1	Repair and conserve existing housing stock	2025	2029	Affordable Housing	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of	Housing Rehabilitation Program Delivery	CDBG: \$4,042,228 HOME: \$2,593,809	Homeowner Housing Rehabilitated: 325 Household Housing Unit
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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
					Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster Town of Irondequoit Town of Greece			

2	Develop affordable housing opportunities	2025	2029	Affordable Housing	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of	Increased supply and quality of affordable housing	HOME: \$3,745,000	Rental units constructed: 50 Household Housing Unit Homeowner Housing Added: 15 Household Housing Unit Direct Financial Assistance to Homebuyers: 15 Households Assisted
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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
					Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster Town of Irondequoit Town of Greece			

3	Improve access to and quality of public facilities	2025	2029	Non-Housing Community Development	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of	Public Facilities and Infrastructure	CDBG: \$684,105	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 12830 Persons Assisted Other: 1 Other
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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
					Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster			

4	Improve and modernize public infrastructure	2025	2029	Non-Housing Community Development	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of	Public Facilities and Infrastructure	CDBG: \$1,596,245	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 29945 Persons Assisted
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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
					Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster			

5	Provide and expand access to public services	2025	2029	Homeless Non-Homeless Special Needs	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of	Public Services Services to Homeless and At-Risk Homeless	CDBG: \$1,464,054 ESG: \$743,145	Public service activities other than Low/Moderate Income Housing Benefit: 8430 Persons Assisted Public service activities for Low/Moderate Income Housing Benefit: 50 Households Assisted Tenant-based rental assistance / Rapid Rehousing: 65 Households Assisted Homelessness Prevention: 225 Persons Assisted
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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
					Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster Town of Irondequoit Town of Greece			

6	Job training, job placement, economic advancement	2025	2029	Non-Homeless Special Needs Non-Housing Community Development	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of	Public Services Economic Advancement Opportunities	CDBG: \$76,656 HOME: \$0 ESG: \$0	Public service activities other than Low/Moderate Income Housing Benefit: 5 Persons Assisted Jobs created/retained: 1 Jobs
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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
					Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster			

7	Provide planning and administrative services	2025	2029	Planning & Administrative Public Services (Community Development)	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of	Services to Homeless and At-Risk Homeless Administration / Planning	CDBG: \$1,897,072 HOME: \$704,312 ESG: \$60,255	Other: 1 Other
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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
					Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster			

Table 55 – Goals Summary

Goal Descriptions

1	Goal Name	Repair and conserve existing housing stock
	Goal Description	<p>Monroe County Community Development has administered the housing rehabilitation program since 1976. The program requirements for grant assistance have changed for the new 5-year consolidated plan. Now, community members who qualify for housing rehabilitation funding through the Home Improvement Program (HIP) can apply for up to \$20,000. Those who qualify for this funding are all home owners at or below 80% of Area Median Income (AMI).</p> <p>The Home Improvement Program helps low to moderate-income residents finance home repairs to correct serious housing deficiencies, such as obsolete or dangerous electrical, heating or plumbing systems, structural repairs such as roof, foundation, windows, exterior painting and siding, and accessibility improvements such as ramps, doorways, and bathrooms. Ordinary improvements such as maintenance, remodeling and cosmetic improvements are generally not eligible. These projects have become more expensive due to the increasing cost of construction materials, as well as the implementation of the federal lead-based paint regulations (24 CFR 35 Requirements for Notification, Evaluation and education of Lead-based Paint Hazards in Federally Owned Residential Property and Housing Receiving Federal Assistance).</p>
2	Goal Name	Develop affordable housing opportunities
	Goal Description	<p>Expand the availability of affordable rental and homeownership opportunities for all low to moderate-income residents. Monroe County's housing rehabilitation program has a proven track record targeting housing problems throughout suburban Monroe County. This program will improve living conditions and help residents maintain property values across the County.</p> <p>This goal will be targeted toward low to moderate income residents, which meets the national objective of benefitting low- and moderate-income persons. This program will additionally continue to work toward the prevention and elimination of slums and blight.</p>

3	Goal Name	Improve access to and quality of public facilities
	Goal Description	<p>Improve access to and quality of public facilities to ensure all residents have access to adequate public facilities. Monroe County's evidence-based approach to goal setting has revealed that programs that increase access to and quality of public facilities has a positive impact on community development as a whole across suburban Monroe County. Monroe County will use CDBG funding to grow, modernize, and improve the safety of public infrastructure and facilities.</p> <p>National objectives achieved by this goal include benefiting low- and moderate-income persons by conducting projects in designated low to moderate income areas. This will also support the prevention and elimination of slums and blight by promoting high quality public spaces. This will additionally have the potential to improve public health conditions via modernized infrastructure.</p>
4	Goal Name	Improve and modernize public infrastructure
	Goal Description	Improve and modernize public infrastructure such as road surfaces, sanitary sewers and sidewalks to ensure a suitable living environment and an enjoyable community.
5	Goal Name	Provide and expand access to public services
	Goal Description	<p>Provide and expand access to essential public services, particularly those that promote home ownership, fair housing, and housing stability. Monroe County will provide funding for essential public services, particularly those that promote and provide homeownership education and reduce the risks of homelessness.</p> <p>This goal meets the national objective of benefitting low and moderate clientele (LMC) and low and moderate housing benefits (LMH) by targeting services toward low- and moderate-income individuals seeking to purchase homes, seeking homeownership education, and seeking assistance in to avoid foreclosure and homelessness. This goal will additionally reduce slum and blight concerns in Monroe County by providing homeowners economic tools needed to make necessary improvements to their home.</p>

6	Goal Name	Job training, job placement, economic advancement
	Goal Description	Provide job training, job placement, and economic advancement opportunities for low to moderate-income persons and persons with special needs. Monroe County will continue to fund economic advancement opportunities, particularly those that promote job training and retention among low to moderate income residents and special needs members of the community. This goal meets the national objective of benefitting low- and moderate-income persons by working to improve their economic situation.
7	Goal Name	Provide planning and administrative services
	Goal Description	Monroe County will conduct ongoing strategic planning to ensure all funding allocated is put to the very best use possible. This goal meets the national objective of benefitting low- and moderate-income persons by allowing Monroe County to monitor and forecast community development and housing trends across the County and ensuring funding is targeted toward improving conditions for low- to moderate-income residents.

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

Monroe County monitors the demographics of extremely low-income, low-income, and moderate-income families to identify what groups.

Presently this includes the following, per the American Community Survey:

Nonfamily households, including single male and female households: The number of these households increased by 22.3% between 2009 and 2023 across Monroe County from 107,152 to 131,097. Of this, there was a 27.3% increase among single male households from 47,474 to 60,434, and an 18.4% increase among single female households from 59,678 to 70,633.

Elderly residents: Across Monroe County, the fastest growing population group between 2009 and 2023 was residents between the ages of 65 and 74, at a 69.6% increase from 47,416 in 2009 to 80,431 in 2023. While other population groups are either shrinking or showing modest growth, the percentage of older residents in Monroe County has grown dramatically during this time.

Renter Occupied Housing: Across Monroe County, the number of renter-occupied housing units increased between 2009 and 2023 from 32.7% (93,750) of the total housing units to 36.5% (115,474) of the total housing units.

For the purposes of this analysis, income levels are defined by HUD income categories for the Rochester, NY Metropolitan Statistical Area.

SP-50 Public Housing Accessibility and Involvement - 91.415, 91.215(c)

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

There is always a need for more 504 compliant housing. Three- to 4-bedroom accessible units are few and far between. The Rochester Housing Authority (RHA) is increasing the number of accessible units with every redevelopment project and new development project it takes on.

Activities to Increase Resident Involvements

RHA continues to provide quality affordable housing and services for its residents. RHA meets with resident councils, resident commissioners, staff and neighborhood associations to better understand and address needs, and to better plan upcoming projects. RHA takes all suggestions and recommendations from these sources and applies them to its five-year capital improvements plan.

The Rochester Housing Authority additionally conducts physical needs assessments of all properties managed by the authority. During these assessments, RHA listens to the residents' concerns, and makes every attempt to improve the quality of life of the residents.

The RHA Service department works to partner with other agencies that can assist residents in improving self-sufficiency, including offering training, employment, and life skills opportunities.

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

No

Plan to remove the 'troubled' designation

This section is not applicable, as neither RHA nor FURA have ever been designated as a troubled Public Housing Authority.

SP-55 Strategic Plan Barriers to Affordable Housing - 91.415, 91.215(h)

Barriers to Affordable Housing

Public policies at the Federal, State, County, and Local level can all have positive and negative impacts on the nature of the housing market. Policies that have the potential to increase housing inequality include the following:

While Monroe County saw a 10.5% increase in occupied housing units between 2009 and 2023, this overall growth does not necessarily reflect an adequate supply of affordable housing. Zoning regulations, code enforcement, and other local policies may limit the development or preservation of affordable units. Ensuring a sufficient and accessible housing supply for low- to moderate- income residents remains a key priority in addressing the County's current and future housing needs.

Monroe County's 2020 Analysis of Impediments to Fair Housing Choice identified housing trends impacting the availability of affordable housing. Some of these include the following:

The Rochester Metropolitan Statistical Area has an owner-occupied housing population that is growing slowly, at a rate comparable to other Upstate New York Metropolitan Statistical Areas. In Monroe County specifically, owner occupied housing units grew by 4.4% between 2009 and 2023 (From 192,577 to 201,032). The percentage of housing that is owner occupied in Monroe County has decreased from 67.3% in 2009 to 63.5% in 2023. This is reflected in a trend seen across Upstate New York Metropolitan Statistical Areas regarding the emergence of rental housing. Owner occupied housing markets in the city of Rochester and towns in Monroe County are dissimilar, with 37.2% of Rochester's, and 63.5% of Monroe County's households being owner-occupied. The number of and percentage of owner-occupied housing units in the City has decreased between 2009 and 2023 (from 35,873 [42.5%] to 34,304 [37.2%]). The number of owner-occupied housing units increased across the County during this time. Households in Monroe County are growing in diversity, with a 16.2% increase in African American households between 2009 and 2023, a 44% increase in Asian householders, and an 83.7% increase in householders who are Hispanic or Latino.

Additional demographics and trends noted in the 2020 Analysis of Impediments are as follows:

Demographic Profile

Demographic change both drives and reflects housing choice, and as such is a key component to understanding potential impediments to fair housing. Data from the last several decades shows that both Monroe County and the Rochester MSA have undergone significant demographic shifts since the 1980s, and their demographics have continued to change in recent years. In general, Monroe County and the Rochester MSA have grown increasingly diverse, with minority/non-white residents constituting a larger share of the overall population, as well as a growth in the number of speakers of a language other than English. The populations of Monroe County and the Rochester MSA have also gotten older, as the share of residents age 65+ has increased.

Rental Housing Profile

The availability of appropriate market rate rental housing is critical to sustaining and enhancing fair

housing choice. Rental housing must be available in diverse locations in order to provide consumers opportunities to choose housing in neighborhoods with the amenities they desire. Because racial and ethnic minorities historically have lower incomes than white, non-Hispanic populations, a broad range of rents is an important factor in ensuring fair housing choice. Among other takeaways, this analysis found that while the rental market in the City of Rochester continues to be significantly more robust than what is found in Suburban Monroe County, the number of rent-burdened households has continued to increase in recent years, most new rental units are being constructed outside the City of Rochester, and the racial and ethnic diversity of rental households in Suburban Monroe County continues to increase.

Strategy to Remove or Ameliorate the Barriers to Affordable Housing

As identified in the Needs Assessment portion of this Plan, Monroe County has identified housing affordability as the most common housing problem facing Monroe County residents. Housing cost burdens greater than 30% of the annual income of residents have the potential to cause additional housing problems in households, and increase homelessness risks among residents.

Poverty in Monroe County does not occur evenly across race, ethnicity, and age groups. African Americans experience poverty rates significantly in excess of what is seen for white, non-Hispanics residents of Monroe County. This remains the case at the time of this Plan's development.

Monroe County's 2020 Analysis of Impediments (AI) looked at the following strategies to remove and reduce barriers to affordable housing:

- Raise Community awareness of negative externalities that limit available alternatives of governments in implementing strategies to increase fair housing choice.
- Consider improvements in education as an avenue to alleviate fair housing issues.
- Continue Fair Housing Planning beyond the AI.
- Improve and expand transportation opportunities for disabled and special needs households.
- Address affordable rental housing needs of large families through creation of three-or-more-bedroom units in diverse locations.
- Increase housing choice among protected class members.
- Expand availability of both market rate and affordable rental housing in diverse locations at all income levels, e.g., mixed-income housing, for family, elderly and special needs households.
- Expand affordable supportive rental housing opportunities for seniors and special needs households.
- Economic and community development strategies need to continue to focus on revitalizing the market in urban areas in order to improve housing choices across the County. Despite recent progress in revitalization, the Rochester area housing market is the weakest housing market in Monroe County due to its low prices and variety.
- Increase housing choice among protected class members. Incentivize housing choice within built-up areas to ensure a broad range of housing types are available in both Urban and Rural contexts.

- Work with municipal partners to improve housing value and choice by providing redevelopment opportunities and implement strategies to reduce vacancies.
- Work with lenders, realtors, and mortgage brokers to provide education opportunities to first time home buyers in order to increase housing choices.
- Work to provide home ownership training. It is essential that the goal of home ownership be further defined as the goal of sustainable home ownership. Beyond strengthening neighborhoods, home ownership has the potential to provide two other related advantages, one is personal and family security, and the other is the opportunity to gain personal wealth.
- Continue to work with the Greater Rochester Association of Realtors to publicize the availability of properties and private market housing.

	Some Other Race	Native Hawaiian	Asian	American Indian / Alaska Native	Black or African American	White
Total Population (2021)	24,780	500	26,589	1,054	106,913	519,946
Income Below Poverty Level	6,934	111	4,497	290	30,352	43,779
% Below Poverty	28%	22.2%	16.9%	27.5%	28.4%	8.40%
% Change Between 2009 - 2023	+36.6%	+753.8%	+46.6%	-44%	-5.5%	-10.1%

Table 56 - Poverty by Race 2023 (ACS 5-Year Estimate)

SP-60 Homelessness Strategy - 91.415, 91.215(d)

Describe how the jurisdiction's strategic plan goals contribute to:

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

The Rochester/Monroe County Continuum of Care has adopted the Coordinated Entry (CE) system, which provides a strategy to quickly move people from homelessness to permanent housing by establishing a streamlined and uniform method of serving clients in need of housing crisis services, using a single point of entry model; reducing burden on both client and provider by having a unified systemic approach to quickly identify, assess, and refer clients to the best intervention to meet clients' specific needs at first contact; increasing collaboration between agencies in serving client needs more effectively and efficiently; and collecting data on community trends of housing needs to better target limited resources. When households or individuals present in an emergency shelter, the household is assessed using a vulnerability index to determine the type of housing intervention that will most adequately address their needs.

Addressing the emergency and transitional housing needs of homeless persons

All persons are assessed using the adopted vulnerability index to determine the type of housing intervention that will most adequately address their need. Potential interventions include transitional housing, rapid rehousing or permanent supportive housing. There are currently emergency shelters available for homeless individuals and families, including survivors of domestic violence. The CoC has adopted a policy of seeking to place persons in permanent housing as quickly as possible, then provide supportive services to promote long-term stability in housing.

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

To end homelessness among households with dependent children, the CoC is investing in Rapid Rehousing so that those who enter emergency shelters exit quickly. It is also providing diversion assistance for those who have a viable alternative to a shelter but require some support. In 2011, Rochester Housing Authority implemented a "Moving On" preference for its Housing Choice Voucher (HCV) program. This allowed families that no longer need case management and services but who still face an economic barrier to transition to the HCV program, freeing up PSH units for families experiencing homelessness who need supportive services. The CoC will be intensifying its outreach efforts to identify and provide support for unsheltered families with dependent children.

ESG funding supports Rapid Rehousing programming in Monroe County. Rapid Rehousing responds quickly and uses an array of mainstream benefits and supports to maximize resources.

The needs of domestic violence survivors, including their families, will continue to be broadly addressed. Willow Domestic Violence Center serves women who are survivors of domestic violence (or at risk) along with their children, offering counseling, education, and a secure shelter, whose location is not publicly identified. A 24-hour hotline provides information on housing and services for domestic violence survivors. Willow Center has stringent policies to ensure the safety and privacy of its clients, and names and other identifying data are not entered into HMIS. In addition, staff of housing providers who serve domestic violence survivors are trauma trained.

The Center for Youth Services (CFY) will continue to provide emergency housing and services for unaccompanied homeless youth (ages 12-17), transitional housing for homeless youth and young adults ages 16-24, and permanent housing for ages 18-25 through its rapid rehousing program. The CFY will continue to offer a range of outreach, emergency, and transitional housing and support services for transition-age youth ages 18-25 through CoC and other funding resources. Outreach and drop-in activities at The Center for Youth focus on diverting youth from the homeless system. In all cases, before a youth leaves a program, he/she is linked to a family member or other responsible, supportive adult. The Center for Youth and the Monroe County RHY Coordinator continue to work with Monroe County OMH to ensure access to mental health services and ease transition from the youth to the adult mental health system.

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

Youth being discharged from foster care or other institutional settings typically return to their family of origin or another responsible family member or adult. When no such adult can be located, the youth is placed in a community program specifically designed to prepare youth for independent living. The CoC will continue to educate homeless providers about the importance of ensuring that youth are not discharged into homelessness. Shelters have been instructed to immediately contact the Monroe County Department of Human Services to report the failed discharge plan if a youth is attempting to access homeless services. The youth is then connected to a caseworker who attempts to re-unite the youth with his/her family or other responsible adult and link him/her to appropriate services. If such a re-uniting is not possible, the youth is referred to a community program that prepares youth to transition to independent living.

Through the Homeless Services Network (HSN), the CoC will continue to work with hospital staff to

develop protocols for those occasional times when appropriate stable housing cannot be located at discharge from the hospital. Hospital social work staff have been provided with information on local emergency shelters, so a referral is made to a shelter. Prior to discharge, individuals in need of supervised housing, and who agree to a referral, are referred to the Monroe County Single Point of Access (SPOA). The SPOA facilitates housing assistance for eligible individuals and connects people to mental health care coordination services.

Inpatient facilities licensed or operated by the New York State Office of Mental Health are encouraged to refer individuals to housing consistent with the level of care required by the patient and to not discharge patients until a comprehensive discharge plan is in place. Prior to discharge, individuals in need of supervised housing, and who agree to a referral, are referred to the Monroe County Single Point of Access (SPOA). The SPOA facilitates housing assistance for eligible individuals and connects persons to mental health care coordination services. The Veterans Administration (VA) and the Veterans Outreach Center (VOC) will continue to exclusively serve veterans in the CoC geography. The VA and RHA are partners for the HUD VASH program and have developed the local VASH referral/application process and coordinated support services.

SP-65 Lead-based Paint Hazards - 91.415, 91.215(i)

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

With 69.2% of housing stock in Monroe County built prior to 1980, residents are at a higher risk of experiencing lead related health hazards at home. Monroe County is committed to reducing lead-based paint risks and works with lead certified contractors to perform lead-based paint inspections, risk assessments, and clearance reports for the county's rehabilitation and homeownership down-payment assistance programs. Monroe County implements a home improvement program and continues to operate this program within the HUD Lead-Safe Housing regulations. The acquisition, rehabilitation, resale program offered through the County works to utilize interim controls to reduce lead hazards by using certified firms for rehabilitations and requiring a passing clearance before issuing payment. Monroe County further commits to reducing the instances of other known environmental hazards around the home including asbestos abatement.

Monroe County's Childhood Lead Poisoning Prevention Program provides medical case management and educational outreach to families for all children with blood lead levels $>5 \mu\text{g/dl}$ (micrograms per deciliter).

This program allows the County to conduct environmental investigations of primary and secondary residences of children with venous lead levels $>5\mu\text{g/dl}$. Investigations include a full educational intervention, as well as the identification of conditions conducive to lead poisoning (lead hazards), issuance of a Notice and Demand to the property owner to eliminate the hazards by a specified time-frame, and reinvestigation to verify compliance. Each unit must also pass a "Lead Dust Clearance." The Lead Program enforces the NY Code of Rules and Regulations, the Monroe County Sanitary Code, and Public Health Law relating to lead hazards.

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

Lead is a toxic metal that was used for many years in paint and was banned for residential use in 1978. Exposure to lead can result in health concerns for both children and adults. Children under 6 years of age are most at risk because their developing nervous systems are especially vulnerable to lead's effects and because they are more likely to ingest lead due to their more frequent hand-to-mouth behavior. The unfortunate reality is that the most common method of identifying the presence of lead in homes is through blood testing of small children. If lead levels exceed $>3.5\mu\text{g/dl}$, treatment may be recommended and actions are recommended to remove lead hazards at home. The strategy above, which is followed by Monroe County in the implementation of its programs, helps to reduce lead hazards in the county's affordable housing stock.

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

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

Monroe County has applied policies for its rehabilitation program and works to comply with HUD's

guidelines for the evaluation and control of lead-based paint hazards in housing (2012 edition) for lead-based paint best practices. Some policies Monroe County works with are the following:

- The County's Senior Rehab Specialist will inspect any rehabilitation projects where lead safe regulations are triggered by the home's age or scope of work.
- Contracts for rehabilitation where a home is pre-1978 will only be awarded to a contractor with a Lead: Renovation, Repair and Painting certification.
- When federal funds are being used, an Environmental Review Worksheet and a Lead Safe Housing Rule checklist is included. If any items are triggered, a decision is made on whether to mitigate or look for other funding sources for the project.
- The Owner-Occupied Home Improvement Program provides the general rehabilitation necessary to bring the structure into compliance with applicable building codes, rehabilitation standards, and lead-based paint regulations.
- Costs of inspecting, testing, and abatement of lead-based paint containing materials pursuant to applicable regulations are eligible program costs.
- The Homeowner will be provided with the requisite brochure and the Homeowner must sign a certification that they have reviewed and understand the lead paint information.

SP-70 Anti-Poverty Strategy - 91.415, 91.215(j)

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

Monroe County's anti-poverty strategies involve taking a holistic approach to poverty reduction starting with economic development strategies including job training and the implementation of incentive programs provided by the County economic development partners.

The County targets reducing poverty with the development of improved access to social services and physical infrastructure. Smart growth and mixed income development taking place throughout the county are catalyzed by access to high quality infrastructure, and have a spinoff effect of encouraging new commercial activity throughout the county.

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

Monroe County will continue implementing existing programs that promote stable living environments and reduce poverty caused by unemployment, underemployment, and housing cost burdens. Programs directly promoting stable living environments include Monroe County's Home Improvement Program, the First Time Homebuyer Program, and each of the programs administered by County partners. These programs have a proven track record of poverty reduction throughout Monroe County.

Monroe County will also promote increasing the amount of affordable housing options by encouraging the development of affordable housing through partnerships with local housing developers. During the development process, the County requires that the developer meet specific Section 3 goals (Section 3 is a provision of the HUD Act of 1968) by directly employing, training, and contracting with low-income individuals and the businesses that employ low-income individuals within the immediate community surrounding a project site to provide job opportunities and advancement through the use of HUD funding.

Monroe County Department of Human Services is the primary provider of public assistance benefits for poverty level persons and, therefore, has the greatest capacity to reduce the number of poverty level families. Housing efforts, particularly emergency housing, are coordinated with the CoC and other community-wide affordable housing agencies. Programs that will provide job opportunities and reduce poverty include non-CDBG funded County programs that provide incentives to businesses that employ local labor, tax credit incentives for companies that increase jobs through County of Monroe Industrial Development Agency (COMIDA), the Monroe County Industrial Development Corporation (MCIDC), as well as programs provided at job centers operated by RochesterWorks, Inc.

SP-80 Monitoring - 91.230

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

Monroe County's CD staff is continuing to follow standard Federal and State level regulations and procedures to conduct monitoring of projects funded by Monroe County HOME funds. The following will describe County departments, its divisions, and how it will monitor the implementation of the Plan.

The Finance Department is responsible for formulating, evaluating, and examining financial policies that include directing investment, cash flow and borrowing programs. The Office of the Chief Financial Officer implements the fundamental strategies of financial management as articulated in the Financial Strategies section of the Monroe County Budget.

All Monroe County Departments follow the financial accounting procedures of the County Finance Department. The staff of the Finance Department works closely with CD staff to apply these principles to all financial aspects of the Consolidated Plan projects and HUD resources.

Accounting Procedures specific for the Monroe County Department of Planning and Development: Governmental funds are accounted for using the modified accrual basis of accounting, which dictates that revenues are recognized when measurable and available to pay current liabilities. Expenditures are recognized when the related fund liability is incurred, except for principal and interest on long-term debt, which are recorded as expenditures when paid, and compensated absences, which are recognized as a liability in the applicable fund if payable with current financial resources. Proprietary funds are accounted for using the accrual basis of accounting whereby revenues are recognized when earned and expenses are recorded when liabilities are incurred.

CDBG & HOME Program Monitoring

The monitoring program for the CDBG, HOME, and ESG-funded activities consists of the use of standard Monroe County financial practices together with the standards, systems and procedures derived from the federal regulations and objectives. These regulations guide us in successfully measuring fiscal, regulatory, and programmatic performance and compliance of all activities identified by the Consolidated Plan priorities. The policies are effective in establishing project eligibility compliance with primary and national objectives, as well as compliance with other areas of grant administration. The policies utilize methods such as risk analysis to guide the selection process and follow-up procedures such as progressive sanctions to effectively prevent and remedy problem areas.

CD staff implements Consolidated Plan goals through the administration of Annual Action plan projects and maintains financial compliance by using uniform procedures that closely scrutinize the legitimacy and appropriateness of project costs. The system focuses on the training of sub-grantees in reporting

fiscal and programmatic data simultaneously to achieve timely reimbursements. Sub grantees submit claim vouchers with companion back-up documents, progress reports, and statistical data to obtain payment of project costs or services performed.

CD Staff have also incorporated the changes related to monitoring from the HUD HOME Rule (effective February 5, 2025) with regards to sample size for monitoring as well as implementing the use of the recently formed National Standards for the Physical Inspection of Real Estate (NSPIRE) for all housing related monitoring. NSPIRE consolidates and replaces the Uniform Physical Condition Standards (UPCS) as well as the Housing Quality Standards (HQS), aligning all HUD inspection standards to better prioritize health, safety, and functional defects over appearance.

Expected Resources

AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)

Introduction

Monroe County is expecting to receive federal funding through the HUD Community Development Block Grant (CDBG), HOME Investment Partnerships Program (HOME), and Emergency Solutions Grant (ESG) in order to conduct projects in support of its goals for this five year period. The funds support the development of affordable housing, infrastructure, public services, and homelessness response across the suburban consortium. The County will align the federal resources with additional state, local, and private funding to strengthen their potential impact. All matching requirements for the HOME and ESG programs will be met in accordance with federal guidelines. The table below outlines the expected allocations for Year 1 and estimates for the remaining years of the Plan. These resources reflect Monroe County's commitment to advancing housing stability and equitable investment.

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,842,072.00	110,000.00	0.00	1,952,072.00	7,808,288.00	CDBG funding to be used to address and resolve housing problems, provide and improve services, improve infrastructure and public facilities.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental new construction Multifamily rental rehab New construction for ownership TBRA	1,146,571.10	262,053.00	0.00	1,408,624.10	5,634,496.40	HOME funding to be used to improve the quality and quantity of housing in Suburban Monroe County.

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
ESG	public - federal	Conversion and rehab for transitional housing Financial Assistance Overnight shelter Rapid re-housing (rental assistance) Rental Assistance Services Transitional housing	160,680.00	0.00	0.00	160,680.00	642,720.00	ESG funding to be used for supportive and transitional housing in addition to rental assistance.

Table 57 - Expected Resources – Priority Table

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

There are numerous potential sources of funding that can be used by private developers and municipalities in leveraging community development funding, including the following:

Private funding sources: investor equity, including tax credit syndications; home buyer down payments; private rental and home ownership loans; other federal, state and local housing and community development programs and foundations. State and utility grants.

Municipal funding sources: Local tax levy, bonding, State grants.

The match contributions for HOME will total no less than 25% of the funds drawn from the County's HOME account each fiscal year. Monroe

County maintains records demonstrating compliance with HOME match requirements, including a running log and project records documenting the type and amount of match contributions by project. The HOME program attracts substantial private and other public dollars into its funded projects. Match contributions from ESG will be a one-to-one (1:1) cash and/or in-kind services match.

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

There are no publicly-owned properties in Monroe County that are funded through any of the funding sources from HUD.

Discussion

Annual Goals and Objectives

AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
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1	Repair and conserve existing housing stock	2025	2029	Affordable Housing	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of	Housing Rehabilitation	CDBG: \$839,108.00 HOME: \$518,761.89	Homeowner Housing Rehabilitated: 70 Household Housing Unit
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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
					Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster Town of Irondequoit Town of Greece			

2	Develop affordable housing opportunities	2025	2029	Affordable Housing	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of	Increased supply and quality of affordable housing	HOME: \$749,000.00	Rental units constructed: 55 Household Housing Unit Direct Financial Assistance to Homebuyers: 15 Households Assisted
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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
					Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster Town of Irondequoit			

3	Provide and expand access to public services	2025	2029	Homeless Non-Homeless Special Needs	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of	Public Services	CDBG: \$227,480.00	Public service activities other than Low/Moderate Income Housing Benefit: 1616 Persons Assisted Public service activities for Low/Moderate Income Housing Benefit: 384 Households Assisted
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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
					Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster Town of Irondequoit Town of Greece			

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	Improve and modernize public infrastructure	2025	2029	Non-Housing Community Development	Town of Brighton Town of Gates Town of Henrietta Town of Sweden Village of Brockport Town / Village of East Rochester Village of Hilton Village of Scottsville Village of Webster	Public Facilities and Infrastructure	CDBG: \$456,070.00	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 8555 Persons Assisted

5	Provide planning and administrative services	2025	2029	Planning & Administrative Public Services (Community Development)	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of	Administration / Planning Program Delivery	CDBG: \$379,414.00 HOME: \$140,862.21	Other: 1 Other
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Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
					Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster Town of Irondequoit Town of Greece			

Table 58 – Goals Summary

Goal Descriptions

1	Goal Name	Repair and conserve existing housing stock
	Goal Description	<p>Monroe County's housing rehabilitation program has a proven track record targeting housing problems throughout Suburban Monroe County. This program will improve living conditions and help residents maintain property values across the County.</p> <p>This goal will be targeted toward low- to moderate-income residents, in line with national objectives. This program will additionally continue to work toward the prevention and elimination of slums and blight.</p>
2	Goal Name	Develop affordable housing opportunities
	Goal Description	<p>Support the construction of 55 new affordable rental units in Suburban Monroe County and support first-time homebuyers with financial assistance.</p> <p>Monroe County will provide funding for essential public services, particularly those that promote and provide homeownership education and reduce the risks of homelessness.</p> <p>This goal meets the national objective of benefitting low and moderate clientele (LMC) and low and moderate housing benefits (LMH) by targeting services toward low- and moderate-income individuals seeking to purchase homes, seeking homeownership education, and seeking assistance in to avoid foreclosure and homelessness. This goal will additionally reduce slum and blight concerns in Monroe County by providing homeowners economic tools needed to make necessary improvements to their home.</p>
3	Goal Name	Provide and expand access to public services
	Goal Description	Provide and expand access to essential public services, particularly those that promote home ownership, fair housing, and housing stability.

4	Goal Name	Improve and modernize public infrastructure
	Goal Description	<p>Monroe County will use CDBG funding to grow, modernize, and improve the safety of public infrastructure such as road surfaces, sanitary sewers and sidewalks to ensure a suitable living environment and an enjoyable community.</p> <p>National objectives achieved by this goal include benefiting low- and moderate-income persons by completing projects in designated low- to moderate- income areas that support the prevention and elimination of slums and blight by promoting improved public health conditions through high-quality, modernized infrastructure.</p>
5	Goal Name	Provide planning and administrative services
	Goal Description	<p>Monroe County will conduct ongoing administration of programs and strategic planning to ensure all funding allocated is put to the very best use possible.</p> <p>This goal meets the national objective of benefitting low- and moderate-income persons by allowing Monroe County to administer, monitor and forecast community development and housing trends across the County - and ensuring funding is allocated toward targeting improving conditions for low to moderate income residents.</p>

AP-35 Projects - 91.420, 91.220(d)

Introduction

Data analysis in Monroe County's Needs Assessment and Market Analysis form the basis for why these projects were prioritized and funded. Geographic goals are throughout the Monroe County service area.

#	Project Name
1	Sidewalk Installation, Brighton
2	Gutter Replacement, Gates
3	Sanitary Sewer Slip Lining, Henrietta
4	Road Repairs, Sweden
5	Sanitary Sewer Slip Lining, Brockport
6	Road Restoration, T/V of East Rochester
7	Sanitary Sewer Slip Lining, Hilton
8	Concrete Gutter Replacement, Phase III, Scottsville
9	Sanitary Sewer Slip Lining, Village of Webster
10	Home Safe Home, LifeSpan of Greater Rochester
11	Expanding Housing Opportunities, The Housing Council at PathStone
12	Housing Stability Program, The Housing Council at PathStone
13	Homeownership Program, The Housing Council at PathStone
14	Home Improvement Program (HIP)
15	Lead Testing and Clearance, Proway
16	Administration
17	Planning Services, Urban Vantage
18	Program Delivery, Planning
19	Program Delivery, Home Improvement Program
20	Rental Housing Development
21	Acquisition Rehab Resale, CHDO
22	ESG 2025

Table 59 – Project Information

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

The projects being completed this year align with the goals outlined in Suburban Monroe County's Consolidated Plan, which include the prioritization of allocating funding toward increasing affordable housing opportunities, housing rehab, funding public services, funding public infrastructure and administration. Data analysis in Monroe County's Needs Assessment and Market Analysis form the basis for why these priorities were identified, and why these projects are taking place. Geographic goals are focused on qualifying census tracts throughout the Monroe County service area.

AP-38 Project Summary
Project Summary Information

1	Project Name	Sidewalk Installation, Brighton
	Target Area	Town of Brighton
	Goals Supported	Improve and modernize public infrastructure
	Needs Addressed	Public Facilities and Infrastructure
	Funding	CDBG: \$30,000.00
	Description	The proposed five-foot-wide concrete sidewalk will be installed at 1711 Crittenden Road along the frontage of the "Crittenden Corners" plaza where there is currently no sidewalk.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	950 people can benefit from this project.
	Location Description	Low-mod census tract 13005 block group 2, Crittenden Rd
	Planned Activities	Installation of 180 LF of 5' concrete sidewalk.
2	Project Name	Gutter Replacement, Gates
	Target Area	Town of Gates
	Goals Supported	Improve and modernize public infrastructure
	Needs Addressed	Public Facilities and Infrastructure
	Funding	CDBG: \$55,000.00
	Description	The Project is for the removal and in-kind replacement of the concrete gutter along both sides of Dawnhaven Drive from Miramar Road to Kaye Park Terrace.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	695 people can benefit from this project.
	Location Description	Low mod census tract 14302 block group 3, Dawnhaven Rd.
	Planned Activities	Replacement of 3,200 linear feet of 30" concrete gutter.
	Project Name	Sanitary Sewer Slip Lining, Henrietta

3	Target Area	Town of Henrietta
	Goals Supported	Improve and modernize public infrastructure
	Needs Addressed	Public Facilities and Infrastructure
	Funding	CDBG: \$30,000.00
	Description	The proposed project consists of sliplining 3,480 linear feet of eight inch and 291 linear feet of twelve inch diameter vitrified clay sanitary sewer system with a cured in place pipe (CIPP).
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	695 people can benefit from this project.
	Location Description	Low mod census tract 14302 block group 3, Dawnhaven Rd.
	Planned Activities	Slip lining 3,480 linear feet of eight-inch and 291 linear feet of twelve-inch diameter vitrified clay sanitary sewer.
4	Project Name	Road Repairs, Sweden
	Target Area	Town of Sweden
	Goals Supported	Improve and modernize public infrastructure
	Needs Addressed	Public Facilities and Infrastructure
	Funding	CDBG: \$46,000.00
	Description	Milling and paving of 950 feet of Old Elm Drive.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	1015 people can benefit from this project.
	Location Description	Low-mod census tract 15303 block group 1.
	Planned Activities	Mill and pave approximately 950 LF of road.
5	Project Name	Sanitary Sewer Slip Lining, Brockport
	Target Area	Village of Brockport
	Goals Supported	Improve and modernize public infrastructure

	Needs Addressed	Public Facilities and Infrastructure
	Funding	CDBG: \$65,000.00
	Description	Rehabilitate the sanitary sewer under the center of Market Street to make it completely structurally sound the entire length from Main Street-Fayette Street (715 LF).
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	1215 people can benefit from this project.
	Location Description	Low-mod census tract 15304 block group 3
	Planned Activities	Slip lining of 715 LF of sanitary pipe.
6	Project Name	Road Restoration, T/V of East Rochester
	Target Area	Town / Village of East Rochester
	Goals Supported	Improve and modernize public infrastructure
	Needs Addressed	Public Facilities and Infrastructure
	Funding	CDBG: \$60,070.00
	Description	The primary issue or condition to be addressed is the deterioration of the roadway surface affecting access and drainage in the area. This portion of road was last resurfaced in 2007.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	2030 people can benefit from this project.
	Location Description	Low mod census tract 12000 block group 1 and low-mod census tract 12100 block group 1.
	Planned Activities	Approximately 1,500 linear feet of road or 40,800 square feet of pavement area are proposed for milling and repaving.
7	Project Name	Sanitary Sewer Slip Lining, Hilton
	Target Area	Village of Hilton
	Goals Supported	Improve and modernize public infrastructure

	Needs Addressed	Public Facilities and Infrastructure
	Funding	CDBG: \$65,000.00
	Description	Installation of 1715 feet of 8" CIPP (cure in place pipe) in the sanitary sewers, "sewer relining". This system has not been relined in 40 years.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	1115 people can benefit from this project.
	Location Description	Low-mod census tract 14805 block group 2.
	Planned Activities	Slip lining of 1715 LF of sanitary pipe
8	Project Name	Concrete Gutter Replacement, Phase III, Scottsville
	Target Area	Village of Scottsville
	Goals Supported	Improve and modernize public infrastructure
	Needs Addressed	Public Facilities and Infrastructure
	Funding	CDBG: \$50,000.00
	Description	Replace the storm gutters and adjacent sidewalks on the even side of Briarwood Lane from house # 234 - 260 (approximately 900 linear feet.)
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	420 people can benefit from this project.
	Location Description	Low mod census tract 14700 block group 2
9	Planned Activities	Replacement of approximately 900 Linear Feet of roadside gutters.
	Project Name	Sanitary Sewer Slip Lining, Village of Webster
	Target Area	Village of Webster
	Goals Supported	Improve and modernize public infrastructure
	Needs Addressed	Public Facilities and Infrastructure
	Funding	CDBG: \$55,000.00

	Description	Reline approximately 2,900 feet of 8 inch sanitary sewer collection main using Cured In Place Pipeline (CIPP)
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	645 people can benefit from this project.
	Location Description	Low mod census tract 11402 block group 1.
	Planned Activities	Reline approximately 2,900 feet of 8 inch sanitary sewer collection main using Cured In Place Pipeline (CIPP.)
	Project Name	Home Safe Home, LifeSpan of Greater Rochester

10	Target Area	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster
	Goals Supported	Provide and expand access to public services
	Needs Addressed	Public Services
	Funding	CDBG: \$80,480.00
	Description	Home Safe Home, formerly known as Safety and Security for Seniors, provides services for seniors in suburban Monroe County including in-home safety assessment and minor home safety modifications as well as education and intervention with scams and fraud targeting seniors.
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	1255 Seniors will benefit from this program in total.
	Location Description	Services will be provided to seniors throughout suburban Monroe County, excluding the towns of Greece and Irondequoit.
	Planned Activities	480 suburban seniors will receive home environmental/fall prevention assessments and minor home modifications; 750 attendees at community outreach and educational presentations; 25 cases of consultation, advocacy, investigation, and resolution for potential scams and fraud.
	Project Name	Expanding Housing Opportunities, The Housing Council at PathStone

11	Target Area	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster
	Goals Supported	Provide and expand access to public services
	Needs Addressed	Public Services
	Funding	CDBG: \$47,000.00
	Description	Comprehensive rental management and educational program for tenants, landlords, real estate professionals and other housing providers for suburban residents through seminars, home fairs, "Operating Rental Property" workshops, one-to-one counseling, and the provision of educational materials and fair housing guidance
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	40 predominantly LMI landlords provided with education 100 predominantly LMI renters provided access to services 25 predominantly LMI residents at risk of eviction referred to legal services.
	Location Description	Services will be provided at The Housing Council offices and online via Zoom.
	Planned Activities	Provide 40 landlords with education on how to manage rental properties fairly and effectively through a minimum of 4 workshops, as well as providing at least 100 renters with education on their housing rights and access to services, and refer approximately 25 residents at risk of eviction to legal services.
	Project Name	Housing Stability Program, The Housing Council at PathStone

12	Target Area	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster
	Goals Supported	Provide and expand access to public services
	Needs Addressed	Public Services Services to Homeless and At-Risk Homeless
	Funding	CDBG: \$40,000.00
	Description	Provide mortgage foreclosure prevention counseling and outreach to at-risk homeowners and provide information and/or counseling for those considering Home Equity Conversion Mortgage (HECM) or reverse mortgage options.
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	Approximately 70 predominantly LMI households will benefit from this service.
	Location Description	Services will be provided at The Housing Council offices and online via Zoom.
	Planned Activities	Mortgage foreclosure prevention counseling and outreach including Home Equity Conversion Mortgage counseling.
13	Project Name	Homeownership Program, The Housing Council at PathStone
	Target Area	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster
	Goals Supported	Provide and expand access to public services

	Needs Addressed	Public Services
	Funding	CDBG: \$60,000.00
	Description	Homebuyer pre- and post-purchase counseling to 100 families, credit restoration assistance to 70 households, and assisting approximately 25 homebuyers to purchase their first homes in suburban Monroe County, with up to 10 being provided with direct closing cost and down payment assistance.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	205 predominantly LMI households will benefit from these services.
	Location Description	Services provided are to suburban residents and homebuyers in Monroe County, with classes be provided at The Housing Council offices and online via Zoom.
	Planned Activities	Homebuyer activities including one-on-one counseling, credit building, budgeting, education, home search assistance, direct down payment assistance.
	Project Name	Home Improvement Program (HIP)

14	Target Area	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster
	Goals Supported	Repair and conserve existing housing stock
	Needs Addressed	Housing Rehabilitation
	Funding	CDBG: \$847,107.00 HOME: \$518,761.70
	Description	Provide owner occupied homeowners a grant of up to \$20,000 for eligible home repairs including structural (roof, foundation, windows, exterior paint or siding), major systems (plumbing, heating, or electrical) and accessibility accommodations (ramps, lifts, doorways, bathrooms)
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	Approximately 70 income-eligible owner-occupied homeowners will benefit from this program.
	Location Description	Throughout suburban Monroe County (including the towns of Greece and Irondequoit, utilizing HOME funds.)
	Planned Activities	Home improvement repairs including structural (roof, foundation, windows, exterior paint or siding), major systems (plumbing, heating, or electrical), and accessibility accommodations (ramps, lifts, doorways, bathrooms.)
	Project Name	Lead Testing and Clearance, Proway

15	Target Area	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster
	Goals Supported	Repair and conserve existing housing stock
	Needs Addressed	Housing Rehabilitation
	Funding	CDBG: \$20,000.00
	Description	Lead testing and clearance for homes built before 1978 in the Home Improvement Program
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	Households benefiting from this activity will have had a home improvement project approved.
	Location Description	Throughout suburban Monroe County.
	Planned Activities	Lead clearances, risk assessments, and visual assessments.
16	Project Name	Administration
	Target Area	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster Town of Irondequoit Town of Greece
	Goals Supported	Provide planning and administrative services

	Needs Addressed	Administration / Planning Program Delivery
	Funding	CDBG: \$385,415.00 HOME: \$140,862.41
	Description	General program administration of CDBG and HOME.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	Monroe County Planning and Development, Community Development Administration is located in Rochester, New York.
	Planned Activities	General administration of CDBG and HOME programs.
	Project Name	Planning Services, Urban Vantage

17	Target Area	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster
	Goals Supported	Provide planning and administrative services
	Needs Addressed	Administration / Planning
	Funding	CDBG: \$16,000.00
	Description	Consultation of planning services related to the Annual Action Plan and the development of the Update to Analysis of Impediments to Fair Housing Choice or Affirmatively Furthering Fair Housing, and as amended by HUD.
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Consultation of planning services related to the Annual Action Plan and the development of the Update to Analysis of Impediments to Fair Housing Choice or Affirmatively Furthering Fair Housing, and as amended by HUD.
18	Project Name	Program Delivery, Planning
	Target Area	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster

	Goals Supported	Provide planning and administrative services
	Needs Addressed	Administration / Planning
	Funding	CDBG: \$25,000.00
	Description	Environmental review associated with Home Improvement Program projects.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	Outcomes associated with Home Improvement Program projects.
	Location Description	Associated with projects throughout suburban Monroe County.
	Planned Activities	Environmental review/assessments for home improvement projects.
	Project Name	Program Delivery, Home Improvement Program

19	Target Area	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster
	Goals Supported	Provide planning and administrative services
	Needs Addressed	Program Delivery
	Funding	CDBG: \$25,000.00
	Description	Program delivery for Home Improvement application financial review and construction management of program projects.
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	Associated with Home Improvement projects throughout suburban Monroe County.
	Location Description	Cost incurred for carrying out Home Improvement projects throughout suburban Monroe County.
	Planned Activities	Financial review, contract execution, and inspection for Home Improvement projects throughout suburban Monroe County.
20	Project Name	Rental Housing Development
	Target Area	Town of Perinton Town of Irondequoit
	Goals Supported	Develop affordable housing opportunities
	Needs Addressed	Increased supply and quality of affordable housing
	Funding	HOME: \$449,000.00
	Description	Develop 104 units (1, 2, and 3 bedroom) (8 HOME) apartments and townhouses in the Town of Irondequoit for families and develop 28 (1 bedroom) (5 HOME) apartments in the Town of Perinton.
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	104 families (8 HOME) and 28 seniors (5 HOME) will benefit from these projects.
	Location Description	The Towns of Irondequoit and Perinton will be the site of two rental development projects.
	Planned Activities	New construction to add 104 - 1-, 2-, and 3-bedroom apartments and townhouses in the Town of Irondequoit and new construction to add 28 - 1-bedroom apartments in the Town of Perinton.
	Project Name	Acquisition Rehab Resale, CHDO

21	Target Area	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster Town of Irondequoit Town of Greece
	Goals Supported	Develop affordable housing opportunities
	Needs Addressed	Increased supply and quality of affordable housing
	Funding	HOME: \$300,000.00
	Description	Acquisition of property, rehabilitation, and resale of rehabilitated properties to income eligible first-time homebuyers.
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	3 households will benefit from this proposed activity.
	Location Description	Properties have not yet been identified, but will be located in Monroe County's HOME Consortium area.
	Planned Activities	Acquire properties, rehabilitation, and resale of the completed properties to income-eligible, first-time homebuyers
	Project Name	ESG 2025

22	Target Area	Town of Brighton Town of Gates Town of Henrietta Town of Ogden Town of Parma Town of Penfield Town of Perinton Town of Rush Town of Sweden Village of Brockport Village of Churchville Town / Village of East Rochester Village of Fairport Village of Hilton Town of Pittsford Village of Scottsville Town of Webster Town of Chili Town of Clarkson Town of Hamlin Town of Mendon Town of Riga Town of Wheatland Village of Honeoye Falls Village of Spencerport Village of Pittsford Village of Webster Town of Irondequoit Town of Greece
	Goals Supported	Provide and expand access to public services Provide planning and administrative services
	Needs Addressed	Services to Homeless and At-Risk Homeless Administration / Planning
	Funding	ESG: \$160,680.00
	Description	Homelessness Prevention, Rapid Rehousing, Coordinated Access/Street Outreach, and Administration.
	Target Date	

	Estimate the number and type of families that will benefit from the proposed activities	10 households will be supported through rapid rehousing, 43 households assisted with homelessness prevention, and 30 individuals will be assisted through coordinated access/street outreach.
	Location Description	Services will be provided to households throughout Suburban Monroe County service areas.
	Planned Activities	Homelessness Prevention (Webster Hope \$37,000; Salvation Army \$10,223), Rapid Rehousing (CCSI - \$36,406), Street Outreach/Coordinated Entry (CCSI - \$25,000 PCHO \$40,000), and Administration (\$12,051).

AP-50 Geographic Distribution - 91.420, 91.220(f)

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

All entitlement funding will be targeted toward low to moderate income census tracts in Suburban Monroe County.

Geographic Distribution

Target Area	Percentage of Funds
Town of Brighton	
Town of Gates	
Town of Henrietta	
Town of Ogden	
Town of Parma	
Town of Penfield	
Town of Perinton	
Town of Rush	
Town of Sweden	
Village of Brockport	
Village of Churchville	
Town / Village of East Rochester	
Village of Fairport	
Village of Hilton	
Town of Pittsford	
Village of Scottsville	
Town of Webster	
Town of Chili	
Town of Clarkson	
Town of Hamlin	
Town of Mendon	
Town of Riga	
Town of Wheatland	
Village of Honeoye Falls	
Village of Spencerport	
Village of Pittsford	
Village of Webster	
Town of Irondequoit	

Target Area	Percentage of Funds
Town of Greece	

Table 60 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

Monroe County does not prioritize specific geographies when funding projects. Monroe County's priority is to serve low- to moderate-income residents throughout Suburban Monroe County.

Discussion

Affordable Housing

AP-55 Affordable Housing - 91.420, 91.220(g)

Introduction

Through the CDBG, HOME, and ESG funds, Monroe County administers programs to preserve and increase access to affordable housing. The Home Improvement Program (HIP), funded with both CDBG and HOME, provides income eligible homeowners with grants and/or loans for needed repairs, thereby maintaining affordability. HOME funds are utilized to provide gap financing for the development of affordable rental housing, acquisition rehabilitation and resale as well as down payment and closing cost assistance for homeownership opportunities to low-mod income households, seniors, and individuals with developmental and intellectual disabilities.

One Year Goals for the Number of Households to be Supported	
Homeless	15
Non-Homeless	0
Special-Needs	0
Total	15

Table 61 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households Supported Through	
Rental Assistance	25
The Production of New Units	132
Rehab of Existing Units	70
Acquisition of Existing Units	3
Total	230

Table 62 - One Year Goals for Affordable Housing by Support Type

Discussion

AP-60 Public Housing - 91.420, 91.220(h)

Introduction

The Rochester Housing Authority (RHA) and the Village of Fairport Urban Renewal Agency (FURA) manage the two publicly administered Section 8 Programs in Monroe County. RHA has developed its Annual, Five-Year and Strategic Plans. The Strategic Plan action items have become part of the overall Annual and 5-Year Plan. RHA submits its Annual/5-Year Plan to HUD in July of every year. Established in 1955 as an independent public corporation by New York State Public Housing Law, RHA serves more than 27,000 lower-income residents and program participants in the five-county Greater Rochester area, by providing quality comfortable living and services for people with limited incomes. Approximately 20% of total residents served reside in the 2,100+ RHA public housing units.

Public Housing Units are available for:

Over 50 & Disabled: Danforth Tower East/West, Glenwood Gardens, Hudson Ridge Tower, and Kennedy Tower.

Disabled & Over/Under 50: Lake Tower, Lena Gantt Estates, Lexington Court, and University Tower.

Family Housing: Bay-Zimmer Townhouses, Bronson Court, Harriet Tubman Estates, Holland Townhouses, Lena Gantt Estates, and Lexington Court Apartments.

RHA has an Enriched Housing program at: Danforth Tower East, Hudson Ridge Tower, and Johnathan Child Apts. RHA has 400+ scattered site units ranging from single, Double, and Multiple Unit Scattered Site Homes.

RHA's Resident Services department administers a Family Self-Sufficiency (FSS) grant that is a voluntary employment and savings incentive program designed to assist families in becoming economically independent and self-sufficient. Supportive services in the program include homeownership, training for jobs, education, and life skills to help families reach their goals in 5 years. Service Coordination for RHA Elderly and Disabled Residents includes health and wellness, money and employment, transportation and more.

FURA was authorized in 1979 to administer the Section 8 program for the Village of Fairport. Since inception, the agency has increased FURA-allocated vouchers from 60 to 497. FURA's service area encompasses the town of Macedon within Wayne County and the eastern part of Monroe County including the towns of Brighton, Henrietta, Irondequoit, Penfield, Perinton, Pittsford, Mendon, Rush, Webster, and the Town/Village of East Rochester. Currently, FURA administers 46 Section 8 Project-Based units. In 2024, FURA executed two new Housing Assistance Payment (HAP) contracts with local developers, increasing PBV's from 18 to 46. There are 10 PBV's at Crosman Senior Apartments and 8 at Fairport Apartments, 20 at the newly constructed Marketplace Mall Senior Housing project in Henrietta and 8 at the newly developed Midvale Senior Apartments in Fairport. Current program demographics through FURA's Section 8 program reflect a total of 380 elderly and/or disabled families, and 62 other eligible households (e.g., non-disabled families, healthy singles or 2-adult households). The average annual total household income of participants in FURA's program is \$19,223. The average HAP for the

Housing Choice Voucher (HCV) program is currently \$673, up from \$606 last year. The average HAP across the PBV program is higher at \$745. Tenant payments have increased substantially over the past year. The average tenant payment for rent and utilities increased from \$461 to \$476. FURA is authorized to administer 497 vouchers.

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

RHA is continuing its initiative to “Change the Face of Public Housing” by renovating and constructing new units that residents will be proud to call home. Current projects under way are RHA’s Bond-Hamilton, Edinburgh St., Thomas St., and Bronson Court Apartments located in the city of Rochester. RHA will continue its “Beautification Initiative” for all of its public housing developments to enhance curb appeal and overall appearance of the rest of the property. RHA will continue to provide quality affordable housing and services for its residents and enhance and increase them with new development and preservation projects. RHA meets regularly with resident councils, resident Commissioners, staff and neighborhood associations to address needs and discuss upcoming projects. RHA has established a Resident Relations Committee which meets monthly and reports out to the Board of Commissioners at each board meeting. The Committee comprises RHA staff, resident commissioners, and resident council presidents who bring ideas and discussion items to each meeting. RHA takes all suggestions and recommendations from these sources into consideration when preparing the 5-year Capital Improvement Plan and agency annual and 5-year plans. Due to ever changing conditions, items are prioritized and can fluctuate within the plan from year to year. There are currently multiple projects in various stages of planning, design, and construction, with more being planned for the upcoming year. RHA will undertake unit renovation, exterior renovation, roof replacement, driveway resurfacing, and porch restoration/replacement projects at many properties throughout the year. Focused investment of capital funds will occur at RHA’s, Holland Townhouses, Henry St., Seneca Manor Townhouses, and Lexington Court Apts. RHA uses the Physical Needs Assessment (PNA) and environmental testing reports that were performed at most Public Housing locations to prioritize the capital projects. The data is also used to create a pipeline of preservation/renovation/development strategies for sites like Harriet Tubman Estates, Lena Gantt, Holland Townhouses, Lexington Court, various high-rises, Bay-Zimmer Apts., and scattered sites. RHA is advancing the redevelopment of its public housing sites; Federal Street Townhouses/Scattered Sites Rental Assistance Demonstration (RAD) project that closed in May 2023 and is in the final phase of construction and will be completed this Spring. Most residents have moved back into their renovated scattered site homes. Parliament Arms Fairfield Village RAD project closed Fall of 2023 and is under construction with completion scheduled for mid-summer. Fernwood Phase I has been funded by a 9% LIHTC award from HCR and is scheduled to close in November 2025. Glenwood Gardens RAD redevelopment project is in the design phase with current collaboration with HCR. These projects may increase or decrease the number of available public housing units with the goal of increasing the number of quality affordable housing units. RHA has room in its Faircloth limit to add public housing units to its portfolio. RHA was awarded Low Income Housing Tax Credits (LIHTC) and

other sources of funding to redevelop Federal St. Townhouses/Scattered Sites, Parliament-Fairfield, and Fernwood Ave, and has applied for LIHTC for other projects. RHA may also issue its own bonds for development activities and acquiring property. RHA intends to apply for NYS funding for development and capital improvement activities and acquiring property. RHA intends to apply for NYS funding opportunities for development and capital improvement activities. RHA will be applying to NYS Housing and Community Renewal's Public Housing Preservation Program (PHP) when the NOFA is available.
(cont'd)

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

RHA is committed to continuously improving communication between management and residents /program participants and continues to work with area partners to provide services. RHA has created a new position, Public Participation Coordinator in its Resident Services dept. to increase resident participation in self- sufficiency programs. RHA will continue to develop and promote its Section 3 program, resident councils and resident advisory board. RHA established a Resident Relations Committee which meets monthly and reports out to the Board of Commissioners. The Committee comprises RHA staff, resident commissioners and resident council presidents who bring ideas, discussion items to each meeting. RHA's Resident Services will continue to assist with resident needs and actively engage in homeownership opportunities and self-sufficiency program development as well as connecting residents to community resources. RHA intends to perform physical needs and environmental assessment of its public housing scattered site units and determine which single-family units will be designated for homeownership. Current residents will be given the first option to purchase the home as part of HUD's Section 32 Homeownership program. RHA may use capital funds and/or operating reserves to renovate designated public housing scattered site homes prior to being offered for homeownership. RHA has implemented a homeownership plan that includes HUD's Section 32 Homeownership program designed to sell Public Housing scattered sites to eligible homebuyers. This comprehensive plan outlines the requirements and guidelines of the program. RHA has submitted an application to HUD for 7 public housing residents to purchase their public housing home. RHA has also surveyed additional public housing residents in an effort to create a pipeline of Section 32 homeowners. Thus far, 48 responses have been submitted and the Resident Services department will meet one-on-one with each resident who wishes to purchase their home and create a path to successful homeownership. In addition to the Plan, RHA has developed a post homeownership program to assist families in maintaining their homes and ensuring homeowners that they have somewhere to go for assistance when they need it. RHA intends to increase utilization of homeownership vouchers through increased outreach. RHA intends to seek partners who will grow and assist family self-sufficiency initiatives. RHA continues to improve use of its community-based Computer Labs with faster service, new equipment, and utilize Community Service hours to monitor computer labs. RHA may utilize unused (Tenant Participation Funds) Per Unit Monies (PUM) of developments without an active Resident Council

to create a Youth Employment and Education Program (YEEP) for public housing residents. RHA has started an annual scholarship fund for youth and adults to promote self-sufficiency. RHA plans to promote other scholarship opportunities for public housing residents and Housing Choice Voucher Program (HCVP) Participants utilizing partnerships and sponsoring various activities to obtain funds, including grants, and unused resident participation funds. RHA plans to create a building trades pre apprenticeship program by partnering with various groups who will provide hands-on training for public housing residents and HCVP Participants. RHA will explore and create new partnerships and seek funding opportunities to create a Youth, Sports, and Fine Arts Chapter to enhance the outreach opportunities for youth to participate in routine and non-traditional leisure activities including but not limited to golf, swimming, basketball, dance, performing arts, scuba diving, football, tennis, writing, and much more.

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

This is not applicable, as neither RHA nor FURA have ever been designated as troubled.

Discussion

(cont'd from Actions Planned)

PHP is a partnership among HCR, HUD, Federal Public Housing Authorities (PHAs) outside New York City, collaborating with private for profit and non-profit developers to address the needs of these properties and assist RHA in completing their plans to ensure the long-term sustainability of existing public housing units. This is not applicable to FURA as it does not administer public housing units.

RHA has developed a 20-year strategy to preserve public housing units, address their need for capital improvements, and ensure their continued affordability. RHA intends on using Capital Funds to further its mission of “Changing the Face of Public Housing” and make needed repairs to its Public Housing stock. RHA will continue to identify sites based on physical needs assessment and environmental testing reports, and prioritize the most strategic use of its funds to preserve its housing stock. RHA will participate in task forces and initiatives to address the housing quality, homelessness, and emergency housing needs in the community. When RHA completed a comprehensive physical needs assessment on all of its public housing properties, there was an emphasis on prioritizing single family units for homeownership. Work performed will include landscaping, paving, HVAC upgrades, and interior and exterior improvements. RHA will continue to reduce unit turnaround time for vacated housing units so that they can be filled with applicants from the waiting list. RHA will engage in energy saving projects such as lighting, water conservation, and more efficient HVAC systems that will improve the quality of life for residents. RHA Resident Services also works to partner with other agencies that can assist residents in self-sufficiency initiatives and goals. Homeownership, training, employment, life skills, and

financial education continue to be a focus in the upcoming year. RHA has been awarded HUD Family Self-Sufficiency (FSS) and Resident Opportunity & Self Sufficiency (ROSS) grants and contributes additional funds to further its mission of assisting residents and participants in becoming self-sufficient. FURA has begun to develop and implement its 2025 Five-Year Plan. A public hearing will be held in July and the Plan will be presented and submitted to HUD following a comment period. The development of the Plan will run concurrently with the Office of Community and Economic Development's planning process. PHAs who are projected to exceed their annual budget have been cautioned that "shortfall" funds may be limited in 2025-2026 and to avoid participant terminations.

Although FURA has received several proposals from local developers requesting Project Based Vouchers, FURA is unable to move forward with approvals as HUD has determined FURA is in a shortfall. Once funding stabilizes, FURA may move forward with these projects.

FURA's waiting list closed in October 2023, ending with 1,215 applications. Currently, FURA's list has 537 eligible families still waiting for assistance. FURA has not been able to issue any new vouchers since June of 2024 due to Shortfall. Once released from Shortfall, FURA will begin new Section 8 vouchers.

FURA's landlord retention program continues, offering new landlords a \$500 incentive for participation. Financial incentives are also available to retain existing landlords who have a loss of rental income due to participation in the program to help mitigate reluctance.

AP-65 Homeless and Other Special Needs Activities - 91.420, 91.220(i)

Introduction

Monroe County will continue to work with the Continuum of Care to coordinate services to the homeless and to provide outreach and other services, emergency shelter, transitional housing and permanent supportive housing to persons experiencing homelessness and/or with special needs. The CoC strategies are designed around a Coordinated Entry (CE) process. Through CE, the chronically homeless are prioritized for placement into permanent supportive housing. All CoC and ESG programs incorporate housing support principles into their programs to reduce barriers to accessing housing and to reduce terminations from programs.

The CoC, County, and City continue to partner with the Veterans Administration (VA), Veterans Outreach Center, Eagle Star, Soldier On, and other organizations serving veterans to ensure current resources are maintained and support new housing units targeted to veterans. To end homelessness for families and dependent children, the primary strategies being utilized are rapid re-housing, and some rental assistance. Strategies to end homelessness for unaccompanied youth include outreach, transitional housing and rapid re- housing dedicated to young adults (ages 18 – 24). The CoC will continue to pursue additional resources for homeless youth through HUD’s Youth Homelessness Demonstration Grants. Transitional housing, rapid re-housing, and permanent supportive housing programs serving the re-entry population are proving to be successful in assisting this population with accessing and remaining stable in permanent housing. The Coordinated Entry system fully implemented a new vulnerability assessment tool to ensure that those with the highest needs are prioritized and are referred to the programs that will best meet their needs. Consistent with the Homelessness Resolution Strategy, Rochester will: Continue to implement diversion as a response to a housing crisis; Emphasize a rapid rehousing/housing support for the entire system; maintain Rapid Rehousing and Permanent Supportive Housing (PSH) resources; Use Progressive Engagement in Providing Services; improve practice and capacity in PSH programs by targeting PSH to people with the highest needs based on the vulnerability assessment tool, building PSH provider capacity, integrating employment services into PSH programs, and implementing a “Moving On Strategy” from PSH interventions; Implementing data-driven decision-making and evaluation; and ensuring leadership and accountability.

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

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

Person Centered Housing Options (PCHO) and the Rapid Engagement Demonstration (RED) Team and a new outreach project, the Safe Operations Support (SOS) team will continue to identify and engage the unsheltered homeless. PCHO, RED, SOS, MC Collaborative, and the Veteran Administration regularly visit

soup kitchens, libraries, and public places that unsheltered homeless adults frequent. Youth street outreach workers will continue to regularly engage homeless and at-risk youth on the street, recreational centers, and other locations that youth frequent. The objective is to engage with the unsheltered homeless and link them with housing, services, and mainstream benefits. Additional outreach is conducted during the Code Blue season, when temperatures fall below 32 degrees. Any person requesting emergency shelter when the temperature is below 32 degrees must be placed in shelter or if there are no shelter beds available, in local hotels. Youth service providers will continue to utilize street outreach workers who use a mobile unit to conduct ongoing, regular outreach efforts with homeless and at-risk youth, including LGBTQIAA+ youth. Services include medical screenings (including HIV testing), condom distribution, and linking youth to community-based services and income streams. Homeless youth who agree to placement are transported to emergency shelters. Veterans outreach workers visit shelters, soup kitchens, and other locations in an effort to identify homeless veterans and link them to the VA and community-based services. Street outreach is conducted to engage the unsheltered homeless in the locations where they are known to congregate (e.g., encampments, parks, etc.). Specialized Office of Mental Health (OMH) outreach workers connect with homeless persons experiencing serious mental and/or substance abuse issues. Outreach workers who speak Spanish and other languages participate in these efforts.

Addressing the emergency shelter and transitional housing needs of homeless persons

Monroe County works with the CoC and its partners to carry out outreach and services to homeless persons and to provide emergency shelter for all homeless populations; homeless youth, veterans, survivors of domestic violence, persons with chemical dependency and/or mental health issues and other homeless individuals and families. Transitional housing (TH) is provided for homeless youth, veterans, and re-entry populations many of whom have chemical dependency and/or mental health issues. By the end of 2024 most shelters were back at their optimum capacity compared to pre-COVID numbers and shelter occupancy is exceeding pre-COVID numbers based on 2024 Point In Time Count numbers.

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

To end homelessness among households with dependent children, the CoC is utilizing Rapid Rehousing (RRH) programs. RRH provides short term rental assistance and case management services to move families from shelter to permanent housing quickly and ensure housing stability. The CoC plans to

increase the number of homeless households with children assisted through RRH projects by working with TH projects serving families to help them restructure using a RRH model and by soliciting housing organizations without such programs to create new RRH projects. A rent supplement program, Project Anchor, funded by NYS OTDA continues to provide rental assistance to homeless and at risk of homelessness households with a priority on families. This program expects to serve about 300 households experiencing housing instability, half of which will be referred through Coordinated Entry (CE). The rent supplement will pay up to 100% of FMR which does not provide any ongoing case management (CM) or support services (SS). ESG funding supports Coordinated Care Services, Inc.'s RRH program that responds quickly to households referred through CE, secures appropriate Permanent Housing (PH), and uses an array of mainstream benefits and supports to maximize resources, increase housing stability and reduce repeat episodes of homelessness. RRH projects have sought and been awarded funding from other sources (e.g., NYS OTDA, and HUD CoC Funding), and this effort will continue. The needs of domestic violence (DV) survivors, including their families, will continue to be broadly addressed. The Rochester/Monroe County Domestic Violence Consortium, with 50-member organizations from human services and the legal system, promotes a coordinated community response to DV. In addition, staff of housing providers who serve DV survivors are trained in trauma-informed care and safety planning. Willow DVC serves people who are survivors of DV (or at risk) along with their children, offering counseling, education, and a secure shelter, whose location is not publicly identified. A 24-hour hotline provides information on housing and services for DV survivors. Willow DVC has stringent policies to ensure the safety and privacy of its clients, names, and other identifying data are not entered into HMIS. YWCA, LAWNY and Willow operate a RRH project for households experiencing DV. For the past several years, there has been a DV Bonus Project opportunity as part of the annual HUD CoC funding competition. A RRH project was submitted but not selected for an award. The Center for Youth (CFY) Services Center House provided emergency housing and services for unaccompanied homeless youth, ages 12-17. CoC will continue to offer a range of outreach, emergency, and transitional housing and support services available through CoC and other funding resources. The Center for Youth operate a RRH program for Transition Age Youth (ages 18 – 24) in our community. Youth providers have a common intake form, work together closely, and meet on a monthly basis to ensure that homeless youth have access to safe housing and services. In all cases, before a youth leaves a program, the youth is linked to a family member or other responsible, supportive adult. Youth providers will continue to work with Monroe County Office of Mental Health (OMH) to ensure access to mental health services and ease transition from the youth to the adult mental health system. Youth ages 16-17 and 18-24 will be targeted separately and offered age-appropriate services, while youth as young as 12 will also be served. Homeless youth who are 18-20 are able to access the adult shelters. The primary strategy to address the needs of the chronically housing population is permanent, supportive housing (PSH).

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities,

foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.

Youth being discharged from foster care/other institutional settings typically return to family of origin or another responsible family member/adult. When no such adult can be located, the youth is placed in a community program specifically designed to prepare youth for independent living. CoC continues to educate providers about the importance of ensuring that youth are not discharged into homelessness. Shelters are instructed to immediately contact MCDHS to report the failed discharge plan if a youth is attempting to access homeless services. Youth is then connected to a caseworker who attempts to reunite the youth with his/her family or other responsible adult and link him/her to appropriate services. If such a re-uniting is not possible, the youth is referred again to a community program that prepares youth to transition to independent living.

Hospitals have been encouraged to not discharge people with no available housing after hours/weekends so that they can go to MCDHS for assessment and placement into a shelter. When this is not possible or the patient leaves against medical advice, hospital social work staff are provided with information on local emergency shelters so a referral is made to the shelter. Three emergency shelters (30 beds) have beds dedicated for persons who are being discharged from hospitals, due to health or mental health who are homeless which provide support through the use of peers and Health Home Care Managers to transition to and stabilize in PH. Inpatient facilities licensed or operated by NYS OMH and NYS OASAS are encouraged to refer individuals to housing consistent with the level of care required by the patient and not discharge patients until a comprehensive discharge plan is in place. Prior to discharge, individuals in need of supervised housing, and who agree to a referral are referred to the County Single Point of Access (SPOA). SPOA facilitates housing assistance for eligible individuals and connects persons to mental health care coordination services. Through HSN, CoC educate stakeholders about the primary providers of licensed mental health residential beds (DePaul Community Services, East House, Recovery Options Made Easy, Rochester Psychiatric Center), intensive CM programs (Strong Memorial Hospital, Rochester General Health System, Unity Health System), and care coordination services (ACT Team, Project Link, MICA Net). The Housing and Behavioral Health Workgroup meet monthly with the goal of increasing collaboration between the hospitals and housing providers and improving the processes for referring persons discharged from hospitals and EDs to emergency shelters to ensure there will be successful transition to permanent housing with appropriate supports. Ex-offenders are most frequently discharged to families or to independent living under the supervision of parole. NYS Parole has contracts with agencies to place ex-offenders when no other housing can be located (e.g., Salvation Army Adult Rehab Center, and Grace House). PEH and Re-Entry Association of Western NY (RAWNY) work closely, utilizing common members, to assist ex-offenders to successfully transition back into the community. Linking ex-offenders to mainstream resources will reduce the number of ex-offenders from entering the homeless system. Delphi, the umbrella agency for MC Re-Entry Task Force operates a successful RRH program for persons who are released and have no

permanent housing identified. RAWNY recently began operations of a Reentry One Stop Center to provide services, support, and to make connections to community resources for men and women returning home from incarceration from the Monroe County jail, state correctional facilities, and federal detention. Safe, affordable housing is the most requested service by persons who are involved in criminal justice and one of the primary reasons for homelessness.

Discussion

(Cont'd from Helping homeless persons) PSH provides a deep rent subsidy (participant pays 30% of income for rent) and on-going case management and support services to participants who have a long-term disability and who have been homeless for more than one year, or have had four or more episodes of homelessness totaling at least one year in the past three years. There is no limit on the length of stay in PSH. Housing support framework have been adopted by all of the PSH programs in the CoC to reduce barriers to accessing housing. Chronically homeless persons are prioritized for entry into all PSH programs when openings occur. The CoC Strategic Plan includes a goal of increasing affordable, supportive housing programs for homeless populations using non-CoC funding. Four ESSHI projects have opened in the past couple of years that are targeted for the homeless.

The Veterans Administration (VA) and the Veterans Outreach Center (VOC) will continue to exclusively serve homeless veterans in the CoC geography. Both the VA and VOC provide emergency and transitional housing options for veterans. Both also partner with the Rochester Housing Authority (RHA) to provide PSH options for Veterans. Referral to the PSH programs come directly from the VA and/or through Coordinated Entry. VOC and Eagle Star (who have recently merged with DePaul) have recently opened affordable, supportive housing for veterans that have been funded through the Empire State Supportive Housing Initiative (ESSHI).

Cont. from Helping low-income individuals and families avoid becoming homeless

To reduce the time in Emergency Shelter (ES) or Temporary Housing (TH), the CoC has adopted a housing support framework, which has resulted in eliminating many preconditions (e.g., sobriety, minimum income threshold) that can be barriers to accessing safe, affordable permanent housing. In addition, ESG funds have been used for rapid rehousing efforts, especially for families, to move them quickly to PH and reduce future episodes of homelessness. Data on the length of time that homeless individuals and families spend in CoC and ESG-funded ES, TH, and Supportive Housing (SH) programs are included in HMIS and will be used to track changes over time. Non-HUD funded projects are represented among the over 70 community agencies in the HSN, where members are educated on best practices and tools that can be used to reduce the length of time individuals stay homeless.

(cont. from AP-65) To reduce the extent to which individuals and families leaving homelessness experience additional homeless episodes, the CoC will utilize prevention, diversion, and short-term rental assistance, and arrears payments. The Monroe County DHS Diversion Unit will continue to assist

those at risk of homelessness with payments for such costs as back taxes, mortgage payments, auto repairs, and tools/uniforms for jobs. Returns to homelessness are also decreased as the result of less stringent compliance demands for participants, automatic renewals of leases, and ensuring that discharges are in accordance with fair housing requirements. Data in HMIS is used to determine if and when individuals and families leaving TH, RRH, and PSH experience another episode of homelessness in those cases where either they exit to homelessness or they exit to permanent housing, but subsequently re-enter the homeless system in the CoC geography. To improve the housing stability of persons in permanent supportive housing, the CoC will utilize the local Coordinated Entry System to ensure that households are directed to the housing and services that will best meet the needs of that household. Special attention is given to increasing access to mainstream supportive services and enhancing case/care management options to ensure effective integration of homeless housing & community-based services and supports.

AP-75 Barriers to affordable housing - 91.420, 91.220(j)

Introduction

Monroe County works to actively identify and address barriers to affordable housing for all residents in Suburban Monroe County. The County works to expand access to and knowledge of County administered community development services such as the Home Improvement Program, first-time homebuyer programs, lead abatement programs, and HOME funded affordable rental housing units by conducting enhanced outreach activities, and easily accessible information.

Monroe County's Community Development division actively collaborates with other County Departments and service providers to engage with residents and explore strategies to activate housing units that are currently offline.

Strategies include providing incentive programs for landlords, tenant education workshops, the housing fair, which allows residents to engage with numerous service providers and gain valuable information all in one place, and more.

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

Monroe County itself does not provide land use regulations such as zoning ordinances. These are determined by individual Towns and Villages in the County.

Monroe County continues to actively monitor housing trends and emergent barriers to affordable housing. The Update to the Analysis of Impediments to Fair Housing Choice, conducted in 2020, has indicated that affordability in housing is a growing concern, particularly impacting senior populations. Additionally, Monroe County has observed a severe lack of larger public housing units, and accessible housing units available. Monroe County will continue to work with municipal, private, and community-based partners through outreach and engagement to promote the County's efforts to improve access to affordable housing.

Discussion

AP-85 Other Actions - 91.420, 91.220(k)

Introduction

Monroe County continues to take a comprehensive approach to addressing the needs of the residents. A key barrier remains lack of awareness about available services and resources, which the County aims to increase by expanding outreach efforts including biannual housing fairs. Guided by insights from the Consolidated Plan's Needs Assessment and Market Analysis, the County is prioritizing affordable housing by supporting the development of new units, assisting low- to moderate-income homeowners with essential repairs, and helping first-time buyers through its Acquisition/Rehabilitation/Resale Program. This section outlines the key action plans Monroe County has implemented to advance its strategic initiatives.

Actions planned to address obstacles to meeting underserved needs

Underserved residents often do not know where to look for services provided by entities like Monroe County and its partners. In order to help alleviate this problem, Monroe County's Community Development division will continue its efforts to engage with underserved communities by providing ample engagement opportunities throughout the year. These include hosting housing fairs, where residents can gain information about housing options and services available to them. These housing fairs are typically offered twice per year, and are attended by more than 100 individuals. Events of this nature help connect underserved residents with services and service providers.

The Needs Assessment and Market Analysis sections of the Consolidated Plan clearly identify housing affordability as one of the primary concerns among Monroe County residents. Specific actions Monroe County will take to address this include the following:

Foster growth in the number of affordable housing options by supporting the development of new housing units.

Administer the Home Improvement Program to assist LMI homeowners maintain their homes and pay for necessary repairs.

Fund the Acquisition/Rehabilitation/Resale program to increase housing stock and market availability of housing for first-time homebuyers in Suburban Monroe County.

Monroe County intends to conduct another update to the 2020 Analysis of Impediments to fair housing choice, which will help inform additional specific actions it should take to reduce obstacles to meet underserved needs.

Actions planned to foster and maintain affordable housing

Monroe County will create, maintain, and rehabilitate affordable housing stock; prioritize projects in

communities where there is currently limited affordable housing; and continue to fund public works/infrastructure improvement projects in low- and moderate- census areas. Monroe County, in conjunction with its community partners, has worked to expand the Acquisition/Rehabilitation/Resale (ARR) in Suburban Monroe County. This program has, and will continue to increase affordable housing inventory and make available more single-family units for homeowners interested in purchasing their first home in suburban towns and villages throughout Monroe County where housing stock is low and competitive for First-time homebuyers.

Actions planned to reduce lead-based paint hazards

Monroe County will continue to enforce actions specific to its housing programs in lead-based paint hazard identification, disclosure, and reduction. These activities are expected to make up half of the repairs undertaken with the Home Improvement Program administered by Monroe County Community Development. Federal requirements for lead-safe work practices and contractor certifications have substantially increased the cost of home repairs, making it more difficult to accomplish steps necessary to ensure health and safety related deficiencies are corrected. Proway Management, a NYS Certified Minority/Women Owned Business, a Rochester based lead-paint testing firm provides risk assessment, lead-based paint inspections, and clearance inspection services for Home Improvement program participants. All properties purchased through the First-Time Homebuyer Program must have inspections for lead-based paint hazards prior to final approval of applications for assistance. Purchase subsidies are issued only after receipt of inspection reports indicating that no lead-based paint hazards are present at the time of purchase.

The Monroe County Department of Public Health's (MCDOPH) Lead Poisoning Prevention Program is funded by the New York State Department of Health (NYSDOH). The current grant known as "Childhood Poisoning Prevention Program +" has been approved for a contract of 10/1/2021 - 9/30/2026 with a total of \$5,175,000. The Lead program conducts medical case management and environmental inspections for children with a known blood lead level $\geq 5\mu\text{g}/\text{dl}$. In 2024, the Lead program identified 282 children with elevated blood lead levels. Inspections of housing units associated with the children were conducted in 196 units and 104 units were identified with lead hazards. Refer to attached Monroe County maps, which shows number of children with confirmed Elevated Blood Lead Levels (EBLLs) above the current NYSDOH reference level of $5\mu\text{g}/\text{dl}$ blood lead level. The city of Rochester border is shown in purple (see attached maps). Local data show that children residing outside of the City continue to be at risk for lead poisoning and continue to have elevated blood lead levels above the reference value of $5\mu\text{g}/\text{dl}$. This data supports the continued effort to focus on lead hazard identification, remediation, and education when serving the residents of Monroe County. Lead Program Public Health Sanitarians conduct environmental inspections of properties to find lead hazards in homes where children with elevated lead levels reside or spend considerable time. Any hazards found must be remediated using Lead Safe Work practices and be conducted by a Certified Renovator. All properties must achieve lead

dust clearance in accordance with current EPA standards. A Lead Program nurse ensures that children receive follow-up testing and care from their pediatric provider. Both sanitarians and nurses provide lead poisoning prevention education to parents and guardians. MCDPH is currently executing a Healthy Neighborhoods (HNP) Grant. The grant runs from April 1, 2022 to March 31, 2027. The focus of the grant is primarily prevention for Tobacco Control, Fire Safety, Injury Prevention, Lead Prevention, Indoor Air Quality, General Housing Conditions, and Asthma Control. (Cont. in Discussion below)

Actions planned to reduce the number of poverty-level families

Monroe County has prioritized economic advancement as a means of lifting residents out of poverty, which focuses on job creation and economic empowerment. While this is a valuable tool for addressing poverty concerns across Monroe County, the County continues to take additional actions. For example, the CoC is focusing on increasing income for all participants in CoC funded homeless programs. While linking people to public benefits may not always lift a household out of poverty, ensuring that all households have a source of income, health insurance, and adequate food resources (SNAP, WIC, etc.) is essential.

Actions planned to develop institutional structure

Monroe County Community Development will continue to work collaboratively with the divisions in Planning and Development, other County departments, including the Department of Human Services, Office of Mental Health, Office of the Aging, area service providers, the City of Rochester, RHA, FURA, the local Continuum of Care, and local towns and villages to enhance services and develop a more effective system for service coordination.

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

Monroe County's Community Development staff work collaboratively with the Department of Human Services, the City of Rochester, local towns and villages, local and state public and private housing agencies, including RHA and FURA. This level of collaboration provides valuable insights about the changing needs of residents across Monroe County. Coordination with public and private housing and social services agencies are a priority to enhance services and maximize resources.

Discussion

(cont. from Actions planned to reduce lead-based paint hazards)

Each year, Outreach workers will perform approximately 500 initial visits in zip codes 14605, 14606, 14608, 14611, and 14621, which have well documented public health and housing issues. A total of 125 follow-up visits are also anticipated. Topics covered will include lead poisoning prevention (deteriorated

paint, dust, cleaning, and nutrition), fire safety issues, carbon monoxide, general sanitation issues, code violations, electrical problems, tobacco cessation, general home safety, and controlling asthma triggers. Referrals will be made to MCDPH programs and other agencies when problems are identified. During this grant round, the HNP grant manager intends to expand referrals made to outside agencies/programs that can provide additional assistance in home environmental issues, especially in relation to asthma and home repair/improvement.

In 2023, New York State adopted Section 1377 of the Public Health Law (PHL) that requires a state rental registry and proactive inspections to identify lead hazards. The New York State Department of Public Health is drafting new regulations to address the new PHL. In 2024, MCDPH accepted two new grant programs to administer the new regulation and provide direct lead abatement remediation cost to owners of eligible multi-family dwelling where lead hazards are cited. The first grant to implement the rental registry and inspection program is the New York State Rental Registry & Proactive Inspection Program (\$1,507,900 annual, \$7,539,500 total). A second grant is the Leading in Lead Prevention Pilot Program (LEAD) (\$2,997, 595) and is a pilot program to manage and provide direct funding for lead abatement costs on eligible units. Both grant programs have been approved. The LEAD grant is procuring a Construction Manager and will begin activities in May of 2025. The Rental Registry Regulation is anticipated for adoption by NYSDOH in 2025 with an implementation date of November 2025. The Rental Registry program will largely be executed by the City of Rochester Code Enforcement program through an Intermunicipal Agreement with the Monroe County Department of Public Health.

Program Specific Requirements

AP-90 Program Specific Requirements - 91.420, 91.220(I)(1,2,4)

Introduction

This section outlines Monroe County's planned use of CDBG, HOME, and ESG funds. CDBG and HOME resources will support priority housing and community development projects identified in the Projects Table. ESG efforts will focus on homelessness prevention and rapid re-housing through a coordinated entry system that prioritizes households with the greatest need.

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

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

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

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	100.00%

HOME Investment Partnership Program (HOME)

Reference 24 CFR 91.220(l)(2)

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:

Monroe County leverages HOME funds with other funding secured by its housing partners to develop affordable homeownership and rental housing. Community Housing Development Organizations (CHDO) and other non-profit housing developers apply for and receive funding from state and local resources with leveraged support from the County's housing program, to enhance their applications with a final project that supports the goals from all agencies. Monroe County's investment of HOME funds is consistent with the forms of assistance included in 24 CFR 92.205(b).

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

Monroe County, through the HOME program, provides conditional grants up to \$10,000 to income eligible applicants to reduce the cost of purchasing eligible single-family properties. Subsidy is estimated on household size, income, and closing costs. Homebuyers with Area Median Income (AMI) of 30%-70% are eligible for 100% of down payment and closing cost assistance, plus 10% of the sale price up to the maximum of \$10,000. Homebuyers with AMI of 71-80% are eligible for 100% of down payment and closing cost assistance, plus 5% of the sale price up to the maximum of \$10,000. Monroe County's First Time Homebuyer policies and procedures include provisions for resale recapture. (see attached Resale Recapture in Unique Appendices)

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds? See 24 CFR 92.254(a)(4) are as follows:

see attached Resale Recapture program policies in Unique Appendices.

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

This is not applicable. Monroe County does not use HOME funds to refinance debt.

5. If applicable to a planned HOME TBRA activity, a description of the preference for persons with special needs or disabilities. (See 24 CFR 92.209(c)(2)(i) and CFR 91.220(l)(2)(vii)).

This is not applicable. Monroe County does not have planned HOME TBRA activity.

6. If applicable to a planned HOME TBRA activity, a description of how the preference for a specific category of individuals with disabilities (e.g., persons with HIV/AIDS or chronic mental illness) will narrow the gap in benefits and the preference is needed to narrow the gap in benefits and services received by such persons. (See 24 CFR 92.209(c)(2)(ii) and 91.220(l)(2)(vii)).

This is not applicable. Monroe County does not have planned HOME TBRA activity.

7. If applicable, a description of any preference or limitation for rental housing projects. (See 24 CFR 92.253(d)(3) and CFR 91.220(l)(2)(vii)). Note: Preferences cannot be administered in a manner that limits the opportunities of persons on any basis prohibited by the laws listed under 24 CFR 5.105(a).

This is not applicable. Monroe County funded rental housing projects are not providing preference or limitations.

**Emergency Solutions Grant (ESG)
Reference 91.220(l)(4)**

1. Include written standards for providing ESG assistance (may include as attachment)

See attached ESG written standards in Unique Appendices.

2. If the Continuum of Care has established centralized or coordinated assessment system that meets HUD requirements, describe that centralized or coordinated assessment system.

Coordinated Entry is defined by HUD as a consistent and streamlined process for accessing the

resources available in the homeless crisis response system...ensuring that those with the highest need, most vulnerable households in the community are prioritized for services and that the housing and supportive services in the system are used as efficiently and effectively as possible.

The intended target population for Coordinated Entry is all households or person(s) who are experiencing homelessness or at-risk of experiencing homelessness in Rochester and Monroe County and seeking assistance from the local crisis response system, which includes prevention assistance and homeless system services. This includes single adults without children, adults accompanied by children, families, unaccompanied youth, parenting youth, person(s) fleeing domestic violence, and veterans.

The community had agreed upon the use of a common assessment tool, known as the VI-SPDAT, to help identify the immediate needs of the household and begin directing them to the appropriate permanent housing intervention based on those needs. This tool is currently being updated to ensure it is more equitable, person centered and trauma informed. Interventions include Rapid Re-Housing for those who have moderate needs and Permanent Supportive Housing, which will be reserved for those with the highest needs. Households scoring low on the assessment are identified as not needing a housing intervention and are likely able to resolve their homelessness without ongoing assistance. The assessment score will be used as one of the determinants in the community-wide prioritization model. While it is important to have an efficient and effective process by which households can access the homeless system, it is equally important for households to be quickly exited into the appropriate permanent housing that will best meet their needs and minimize their likelihood of returning to homelessness.

Prioritization is a critical component of a Coordinated Entry system to appropriately exit households to permanent housing and to ensure those with the greatest needs have timely access to services. CE has developed a prioritization model based on input from community stakeholders to establish a process to effectively identify those with the highest needs and connect them to the appropriate permanent housing more quickly. CE Workgroup meets regularly to determine how households are prioritized and what information will be used to determine the way in which the list is ordered. A by-name prioritization list is now in place and all TH, PSH and RRH housing providers are only permitted to accept households that are referred through the Coordinated Entry prioritization process. The work group continues to meet to make sure CE is functioning efficiently and makes revisions to policies and procedures as needed.

3. Identify the process for making sub-awards and describe how the ESG allocation available to private nonprofit organizations (including community and faith-based organizations).

Awards for the 2025-26 program year were based upon a 2025 Request for Proposal (RFP) process,

which was jointly administered by the County and City. The notice was published by legal notice in The Daily Record and distributed via networks including those of the CoC and HSN and respectively on its established website. Awardees were chosen by a committee of County, County Department of Human Services, City, and CoC Executive Director, and a formerly homeless community member. Services under this proposal cycle will run from August 1, 2025 – July 31, 2026.

4. If the jurisdiction is unable to meet the homeless participation requirement in 24 CFR 576.405(a), the jurisdiction must specify its plan for reaching out to and consulting with homeless or formerly homeless individuals in considering policies and funding decisions regarding facilities and services funded under ESG.

In compliance with Section 576.405(a) of the Interim Rule, the County has engaged persons who are currently or formerly homeless in their planning process. Formerly homeless persons are active members of the Homeless Services Network, are represented on the CoC Board, the HSN Steering Committee, the Review and Ranking Committee and provide input for the Consolidated Application submitted to HUD for CoC funding. Programs serving the homeless are also required to have homeless or formerly homeless persons involved in policy setting and decision making processes. Both permanent supportive housing and street outreach programs are utilizing persons with lived experience as peers to provide additional support to participants. Persons with lived experience have also been involved in the development of the new vulnerability assessment tool as members of focus groups that have reviewed the new tool and have participated in individual interviews.

5. Describe performance standards for evaluating ESG.

The County utilizes the Integrated Disbursement and Information System (IDIS) to document program progress and monitor program performance on an ongoing basis. The County requires all ESG sub-recipients to submit data to HMIS as required by HUD. A Consolidated Annual Performance and Evaluation Report (CAPER) is prepared annually by the County. Each ESG funded project uses HMIS to run their CAPER and download it directly into SAGE for the County to produce that report. The CoC will assist the projects as needed to do the submission. The CAPER contains a summary of resources and programmatic accomplishments, the status of actions taken in concert with the CoC to implement the strategies contained in the Consolidated Plan, and evaluation of progress made in addressing identified priority needs and objectives. Performance Standards are in alignment with the new measures implemented with the HEARTH Act including: reducing the duration of homelessness; reducing recidivism; reducing the number of people who become homeless; increasing employment and income; and stability in permanent housing.

Appendix - Alternate/Local Data Sources

1	<p>Data Source Name</p> <p>Sheltered and Unsheltered Point In Time Count</p> <p>List the name of the organization or individual who originated the data set.</p> <p>Rochester / Monroe County Homeless Continuum of Care</p> <p>Provide a brief summary of the data set.</p> <p>The data provided by the Continuum of Care provides an insight into the number of sheltered and unsheltered individuals within Monroe County experiencing some form of homelessness. These individuals are broken into the following groups: Households with at least one Adult and one Child, Gender (adults and children), Ethnicity (adults and children), Race (adults and children), Youth households only, veteran households only, and homeless subpopulations.</p> <p>What was the purpose for developing this data set?</p> <p>The purpose of developing this data set was to examine the number of individuals who are experiencing homelessness in some form within Monroe County. The knowledge gained from conducting the survey will help Monroe County combat homelessness.</p> <p>How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population?</p> <p>In 2020, demographics were collected and entered into HMIS for the first time regarding unsheltered populations. And the count was expanded to include all areas of NY-500 rather than a count primarily focused on the City of Rochester.</p> <p>What time period (provide the year, and optionally month, or month and day) is covered by this data set?</p> <p>January, 2020.</p> <p>What is the status of the data set (complete, in progress, or planned)?</p> <p>The data set is complete.</p>
2	<p>Data Source Name</p> <p>American Community Survey 2016-2020 Estimate</p> <p>List the name of the organization or individual who originated the data set.</p> <p>United States Census Bureau.</p>

	<p>Provide a brief summary of the data set.</p> <p>"The American Community Survey (ACS) is an ongoing survey that provides vital information on a yearly basis about our nation and its people. Information from the survey generates data that help inform how trillions of dollars in federal funds are distributed each year." -- Census.gov</p> <p>What was the purpose for developing this data set?</p> <p>"Through the ACS, we know more about jobs and occupations, educational attainment, veterans, whether people own or rent their homes, and other topics. Public officials, planners, and entrepreneurs use this information to assess the past and plan the future. When you respond to the ACS, you are doing your part to help your community plan for hospitals and schools, support school lunch programs, improve emergency services, build bridges, and inform businesses looking to add jobs and expand to new markets, and more." -- Census.gov</p> <p>How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population?</p> <p>This Plan utilizes the ACS 5-Year Estimates where possible. These tables comprise 60 months of collected data for all geographic areas (census tract and block group geographies).</p> <p>What time period (provide the year, and optionally month, or month and day) is covered by this data set?</p> <p>US Census surveyed communities during the period of 2016-2020.</p> <p>What is the status of the data set (complete, in progress, or planned)?</p> <p>The dataset is published and considered complete by US Census.</p>
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TOWN OF GREECE

PLANNING & ECONOMIC DEVELOPMENT

OFFICE OF COMMUNITY DEVELOPMENT



William D. Reilich

Supervisor

2025 – 2029 Community Consolidated Plan Program Year 2025 Action Plan

Prepared in partnership with Monroe County

Funded through the U.S. Department of Housing and Urban Development (HUD)

Executive Summary

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

1. Introduction

The year two thousand and twenty-five marks the 51st year that the Town of Greece (the "Town") has received an allocation from the Department of Housing and Urban Development's (HUD) Community Development Block Grant (CDBG) Program. Historically, the CDBG Program has provided the Town with the ability to allocate approximately \$550,000 annually to support the maintenance of the Town's housing stock, infrastructure improvements, and the provision of community/public service programs that primarily benefit low- to moderate-income households, the Town's senior population, and persons with disabilities.

In accordance with HUD's requirements and to remain compliant with regulations regarding Consolidated Planning, the Town is required to complete a five-year strategic plan that outlines overall program priorities and long-term planning initiatives, which are further detailed in annual action plans.

This plan, the annual action plan(s), and the Consolidated Annual Performance Evaluation Report (CAPER) will be completed in full utilizing HUD's Integrated Disbursement and Information System (IDIS) and will be submitted in coordination with Monroe County and the Town of Irondequoit, except for the CAPER, which is submitted individually.

The purpose and goal of the Town's 2025-2029 Strategic Plan are to communicate a clear vision to residents regarding community development and housing needs and the intended use of federal grant funds to meet these needs. The Town invites and encourages the participation of its residents throughout this process and values any input they provide. The Town has an established citizen participation plan designed to solicit and process commentary on all relevant aspects of the CDBG Program. This plan represents a coordinated effort by the Town to include input from both public and private individuals and entities town-wide to assist in the planning of various community development programs. Furthermore, this plan will also serve as a reporting mechanism/tool to HUD for the planning and evaluation of programs.

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

The Town of Greece will continue to prioritize the provision of affordable rental housing for seniors and persons with disabilities, as well as rehabilitation assistance for homes occupied by low- and very low-income homeowners. The Department of Development Services remains committed to collaborating with developers on such projects within the Town. A listing of past, current, and proposed projects is included as an attachment to this Consolidated Plan.

3. Evaluation of past performance

The Town has consistently utilized CDBG funding to provide housing rehabilitation assistance to low- and very low-income homeowners town-wide through its Greece Residential Improvement Program (GRIP) and in partnership with Monroe County's Home Improvement Program (HIP). These efforts will continue to ensure safe and stable housing for residents in need. Additionally, the Town continues to support the Home Safe Home Program, administered by Lifespan of Greater Rochester, Inc. This program provides safety assessments and minor home modifications to a minimum of 50 housing units per program year for residents aged 62 and older and/or persons with disabilities of any age. These assessments aim to enhance safety, promote independence, and reduce fall-related injuries. Eligible Greece residents receive modifications and equipment at no cost, including but not limited to grab bars, transfer benches, handheld shower assistance, toilet and tub grips, raised toilet seats, door bars, and stairway handrails. Referrals to this program are made through word-of-mouth, healthcare professionals, and the Town of Greece. The Town's Department of Public Works (DPW) also plays a key role in implementing infrastructure and neighborhood revitalization projects funded through CDBG. In recent program years, DPW has led targeted sidewalk and drainage improvements, curb replacements, and accessibility upgrades in low- and moderate-income areas. These projects improve safety, mobility, and overall quality of life for residents, while aligning with the Town's goals of creating inclusive and resilient neighborhoods.

4. Summary of citizen participation process and consultation process

As CDBG entitlement community, the Town has established its own citizen participation plan which is designed to encourage residents to participate in the community development planning process. The Citizen Participation Plan developed by the Town takes into consideration requirements outlined by HUD, while reflecting the demographic, geographic, and economic characteristics of the Town of Greece in effort to increase the availability of information regarding the Town's CDBG programs and the over community development planning process. To accomplish this process, the Town uses a series of methods, including, but not limited to: local publications and publishing of information on the Town's website and local newspapers.

5. Summary of public comments

At this time, no public comments or views have been received. The Town of Greece welcomes and encourages public feedback on this plan and the CDBG program.

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

At this time, no public comments or views have been rejected. The Town of Greece welcomes and encourages public feedback on this plan and the CDBG program.

7. Summary

In summary, the goal of the Town is to improve the quality of life for low- to moderate-income families, seniors, persons with disabilities, and the neighborhoods they inhabit by providing affordable housing opportunities, repairing and conserving existing housing, financing public infrastructure improvements, and assisting with funding services that stabilize and enhance living conditions, while providing business and economic development opportunities where feasible.

The Process

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

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

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

Agency Role	Name	Department/Agency
CDBG Administrator	GREECE	Department of Planning and Economic Development

Table 63– Responsible Agencies

Narrative

The Office of Community Development within the Town of Greece's Department of Planning and Economic Development is the town government entity responsible for overseeing programs funded by CDBG. While most programs covered by the Consolidated Plan are administered by Greece personnel, the Town has also relied on sub-recipients, such as the not-for-profit Lifespan of Greater Rochester, Inc., to administer certain block grant-funded activities. As in past years, the performance of these sub-recipients is supervised by Greece's Community Development Program Administrators.

Consolidated Plan Public Contact Information

Town of Greece Community Development Program Administrators are:

Lisa Minogue, Grant Administrator, Department of Planning and Economic Development; One Vince Tofany Boulevard, Greece, NY 14612 (585) 723-2284; lminogue@greecenyny.gov

John Caterino, Senior Planner, Department of Planning and Economic Development; One Vince Tofany Boulevard, Greece, NY 14612, (585)723-2432; Jcaterino@greecenyny.gov

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

1. Introduction

The Town of Greece maintains a strong, ongoing working relationship with Monroe County to help carry out its Strategic Plan. This continued collaboration allows the Town to supplement its limited block grant resources with the County's personnel, expertise, and funding. It also supports a coordinated approach to addressing shared challenges and opportunities, including efforts to mitigate impediments to fair housing choice.

The Town continues to participate as a member of the Monroe County Consortium, which includes Monroe County, Greece, and Irondequoit, enabling access to HUD-funded programs and partnerships, including Partners Ending Homelessness (PEH), which leads local efforts to address homelessness and housing instability.

Each year, the Town of Greece meets with Monroe County and Town of Irondequoit staff to discuss respective CDBG programs and activities, share best practices, and enhance program effectiveness.

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

The Town of Greece continues to strengthen its coordination efforts through sustained partnerships with various public and nonprofit agencies. A key partner remains the Monroe County Department of Planning and Development, with which the Town has maintained a long-standing and productive relationship, particularly in the implementation of affordable and fair housing programs.

The Town actively engages with providers of services for individuals experiencing homelessness through its ongoing membership in the Partners Ending Homelessness (PEH) network. This participation ensures regular communication and collaboration with local housing and social service organizations.

Coordination of housing services is further supported by The Housing Council, a nonprofit organization that promotes successful homeownership and tenancy outcomes for low- to moderate-income residents across Monroe County. The Town also maintains active dialogue with other housing and service providers, including Providence Housing, PathStone, and additional organizations affiliated with PEH. These relationships enable the Town to explore opportunities for collaboration and shared initiatives—especially in the development of affordable housing and the delivery of essential supportive services.

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

Partners Ending Homelessness (PEH), formerly known as the Rochester/Monroe County Homeless Continuum of Care Team (CoC), serves as the lead entity for the Continuum of Care planning and coordination process in Monroe County. PEH oversees the implementation of the Homeless Management Information System (HMIS), monitors program performance, and establishes funding and project priorities in alignment with HUD goals.

As an active member of PEH, the Town of Greece participates in the development of the PEH Action Plan, which provides a strategic framework for addressing homelessness and its root causes. This collaborative planning process supports the creation of a comprehensive and coordinated system of housing and supportive services. The Town's involvement helps ensure that local efforts contribute to the broader goal of transitioning individuals and families from homelessness to stable housing and the highest level of self-sufficiency possible.

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

The Town of Greece does not receive ESG funding and does not participate in the administration of the Homeless Management Information System (HMIS).

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

Table 64– Agencies, groups, organizations who participated

1	Agency/Group/Organization	The Rochester/Monroe County Homeless Continuum of Care
	Agency/Group/Organization Type	Other government - County Other government - Local
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Public Housing Needs Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Consultation Methods: The Rochester/Monroe County Homeless Continuum of Care was consulted through meetings and data-sharing agreements, as well as collaborative efforts in the development of regional plans for homelessness and affordable housing. The CoC provided valuable insights into the needs of vulnerable populations, particularly regarding homelessness. They participated in focus groups, community discussions, and direct consultation to inform the development of strategies for the housing needs of chronically homeless individuals, families with children, veterans, and unaccompanied youth. Anticipated Outcomes: The consultation with the Rochester/Monroe County Homeless Continuum of Care is expected to enhance the Town of Greece’s ability to address homelessness and housing insecurity by ensuring that local efforts align with regional and countywide initiatives. The agency's input is crucial for identifying gaps in current services and ensuring that resources are allocated efficiently.

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

N/A

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

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Rochester/Monroe County	As a member of the CoC, the goals are a collaborative team effort. The full report can be obtained through the Rochester/Monroe County CoC Consolidated Plan or through the Monroe County Consolidated Plan. The strategic plan of the Town of Greece aligns with the CoC goals, focusing on homelessness prevention, supportive housing, and increasing affordable housing options.
Monroe County Consolidated Plan	Monroe County	The goals overlap with the Monroe County Consolidated Plan in terms of prioritizing affordable housing, homelessness prevention, and expanding supportive services for vulnerable populations, such as veterans and families with children. Collaboration ensures that both local and county strategies are aligned to maximize impact.

Table 65– Other local / regional / federal planning efforts

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

The Town of Greece works closely with a variety of local, regional, and state agencies in the implementation of its Consolidated Plan. Key partnerships include:

- Partners Ending Homelessness (PEH), formerly known as the Rochester/Monroe County Homeless Continuum of Care (CoC):**
 The CoC provides a collaborative framework to address homelessness and housing instability. The Town of Greece cooperates with the CoC on initiatives related to homelessness prevention, emergency shelter, and long-term supportive housing solutions. By aligning local efforts with the CoC, the Town ensures that regional strategies are integrated into the plan.
- State Agencies (e.g., New York State Homes and Community Renewal):**
 The Town of Greece coordinates with state agencies such as the New York State Homes and Community Renewal (HCR) to align local housing goals with state priorities. The Town utilizes

funding programs for rehabilitation projects and supportive housing initiatives for vulnerable populations.

- **Adjacent Local Governments (e.g., Town of Irondequoit, City of Rochester):**
Cooperation with neighboring local governments helps ensure that homelessness and affordable housing strategies are aligned across municipalities. Joint initiatives on housing development and coordinated access to resources help maximize the effectiveness of regional planning.

Narrative

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

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

The Town of Greece has established its own citizen participation policies and procedures to ensure broad public involvement in the development and implementation of its Community Development Block Grant (CDBG) Program.

To solicit input and project proposals, the Town issues a public notice in local newspapers and on the Town website, inviting residents, community groups, and nonprofit organizations to submit applications for CDBG funding. The Town provides a detailed proposal package and application form that includes national objectives, local priorities, eligibility criteria, and submission guidelines. Town staff are available to assist applicants throughout the process.

A public hearing, held May 15, 2025, served as a key forum for public input. This meeting included an informational presentation by Town staff that outlined the proposed use of CDBG funds, a breakdown of funding by activity type, and a discussion of the anticipated outcomes. The public hearing was held in the Town Board Meeting Room, which is ADA-accessible and equipped to meet the needs of persons with disabilities.

Residents are also encouraged to submit oral and written comments. All comments received during the hearing or separately in writing are considered in finalizing the Action Plan.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Public Hearing	Non-targeted/broad community	A public hearing was held May 15, 2025 and the meeting notice was published in the Daily Record on May 5, 2025. There were two (2) speakers from the community and questions from the Town Board.	Public Participant 1: Thank you for managing the program. Wondered how much each GRIP grant was and what is the timeline for completion for these projects. Public Participant 2: Many programs are geared toward the elderly. How does one apply to participate in the program?	The Town accepted all public comments.	https://greeceny.gov/board-meetings/town-board-meeting-may-15-2025/

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
2	Newspaper Ad	Non-targeted/broad community	No responses received.	No comments were received.	No comments were received.	
3	Internet Outreach	Non-targeted/broad community	No responses received.	No comments were received.	No comments were received.	https://greecenyny.gov/departments/planning-economic-development/community-development/

Table 66– Citizen Participation Outreach

Needs Assessment

NA-05 Overview

Needs Assessment Overview

The Town of Greece faces significant housing disparities, especially for Hispanic and Black/African American households, as shown in the 2016–2020 CHAS data. Cost burden is a central issue: 17% of households spend 30–50% of income on housing, while 14% spend more than 50%. Severe cost burden impacts 22% of Hispanic households and 17% of Black/African American households—both higher than the town-wide average.

Disproportionate housing needs persist, particularly for households below 30% AMI. Among this group, 88% of Hispanic households experience severe housing problems, compared to the jurisdiction-wide rate of 68%. The Town recognizes a need for more affordable housing, home repair assistance, and supportive services like job training and workforce development to address these disparities.

Public Facilities and Infrastructure Needs

Older neighborhoods—primarily in eastern Greece and home to many low- and moderate-income residents—require ongoing infrastructure improvements. These include road and sidewalk resurfacing, gutter replacements, and regular maintenance. Such improvements, coordinated by the Department of Public Works, preserve housing conditions and prevent more costly repairs.

Public Improvement Needs

The Greece Residential Improvement Program (GRIP) addresses aging housing stock and quality-of-life issues by offering grants for home repairs to income-eligible homeowners. GRIP helps reduce code violations, improve safety, and stabilize neighborhoods.

Public Services for the Aging Population

The Town's aging population—particularly residents 55+ with low to moderate incomes—relies on supportive services to maintain housing stability, independence, and quality of life. The Community and Senior Center (CSC) provides wellness programs, transportation, and other support. The Elder Care Program offers assessments, in-home assistance, minor home rehabilitation, and accessibility improvements to help seniors age in place safely.

Transportation services also address critical barriers to medical care, food access, and social connection. Additional services include legal and financial assistance to help older adults access benefits and avoid exploitation.

The Town partners with LifeSpan, a local nonprofit, to expand aging-in-place services. LifeSpan offers fall prevention education, caregiver support, and home modification programs that align with HUD's goals of providing suitable living environments and improved access to housing and services.

Recommendations

Public Facility Upgrades: Continue infrastructure investments in low/mod neighborhoods.

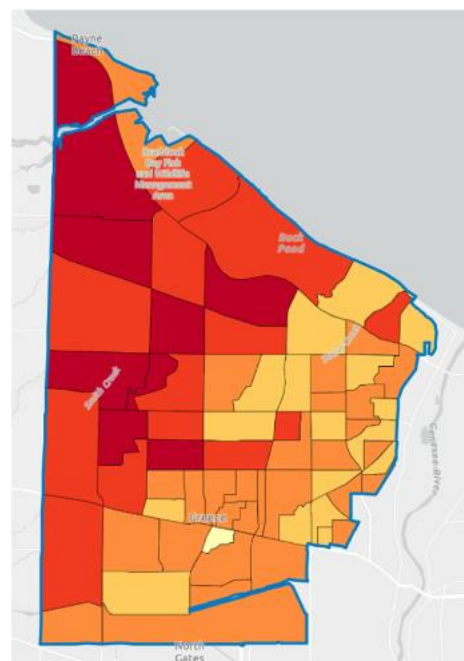
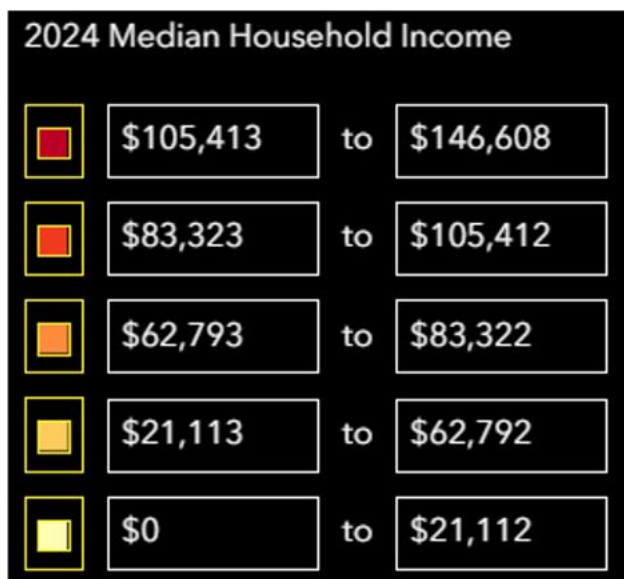
GRIP Expansion: Increase funding to serve more income-eligible households with critical home repairs.

Senior Services Support: Maintain and expand Elder Care and LifeSpan services to meet the growing needs of older residents.

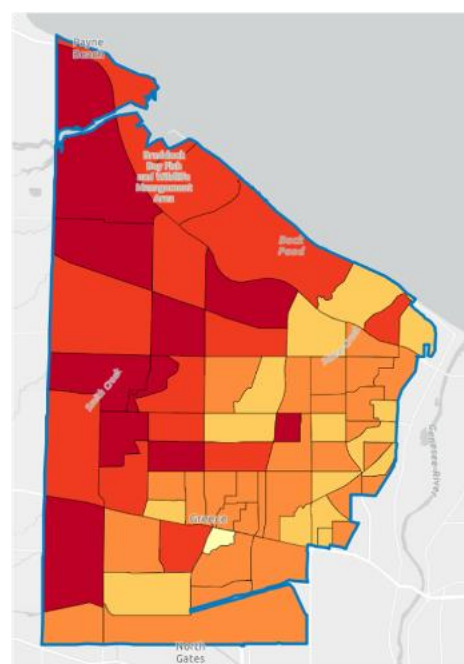
These combined strategies aim to reduce housing disparities, improve neighborhood livability, and ensure that vulnerable populations—especially seniors—have access to safe, affordable housing and essential services.

NA-10 Housing Needs Assessment Overview 1

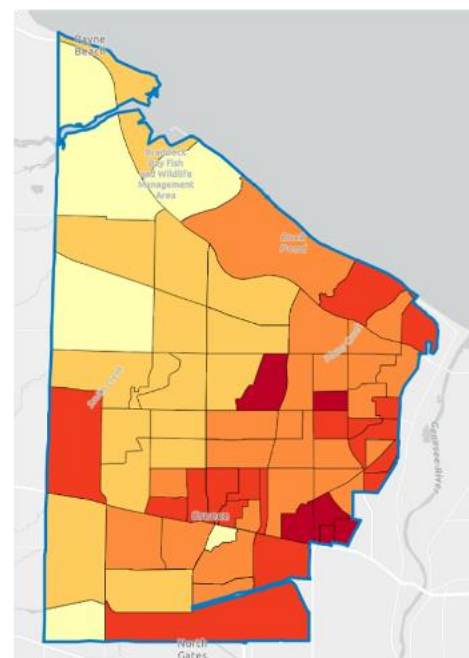
NA-10 Housing Needs Assessment Overview 2



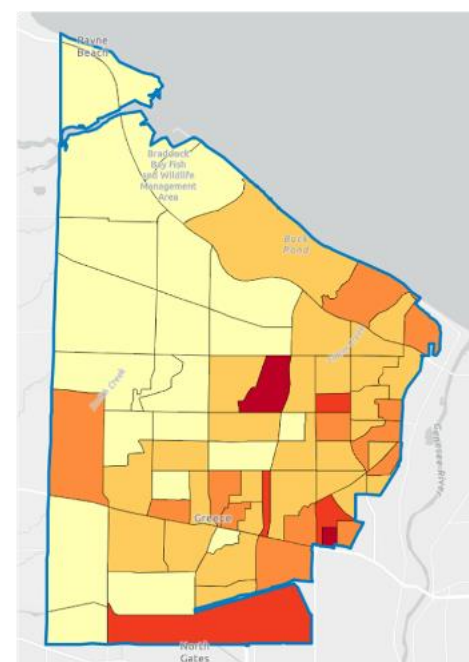
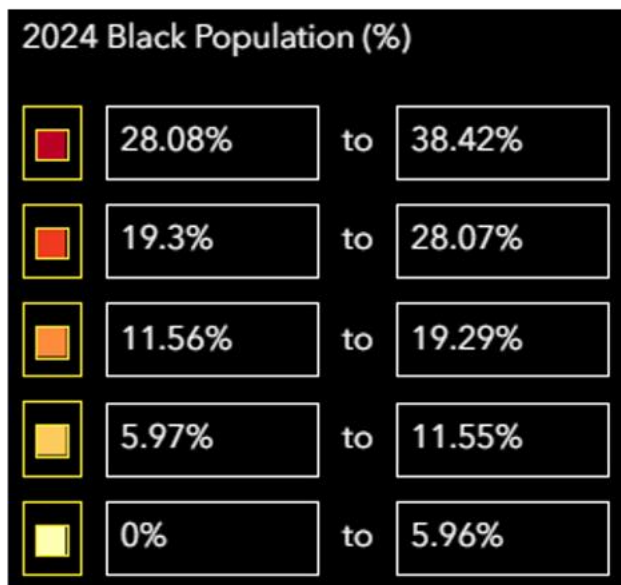
Household Income



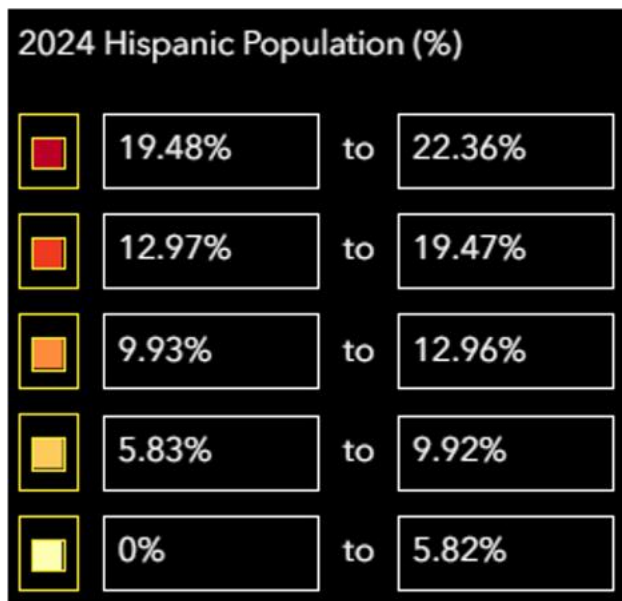
NA-10 Disposable Income



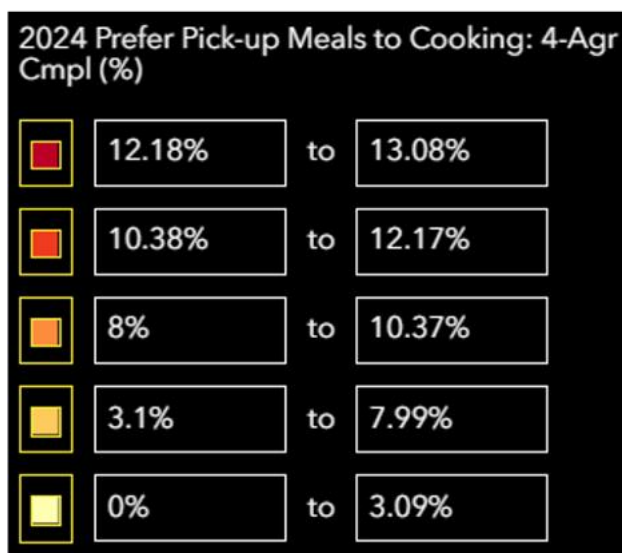
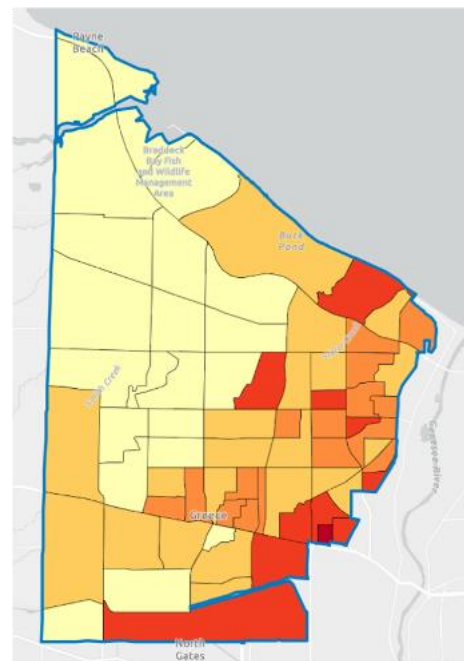
NA-15 Diversity Index



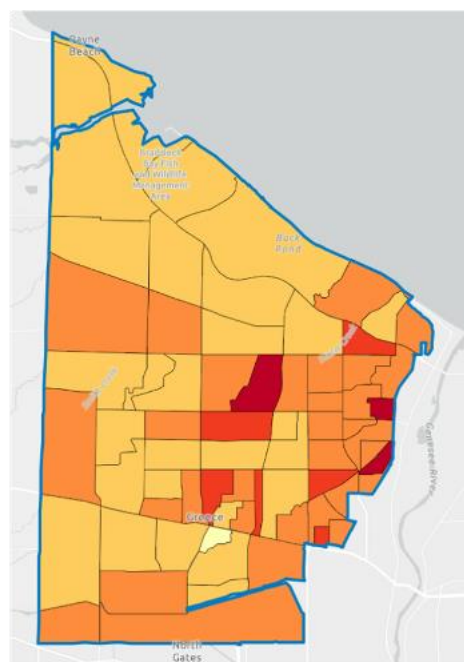
NA-15 Black Population

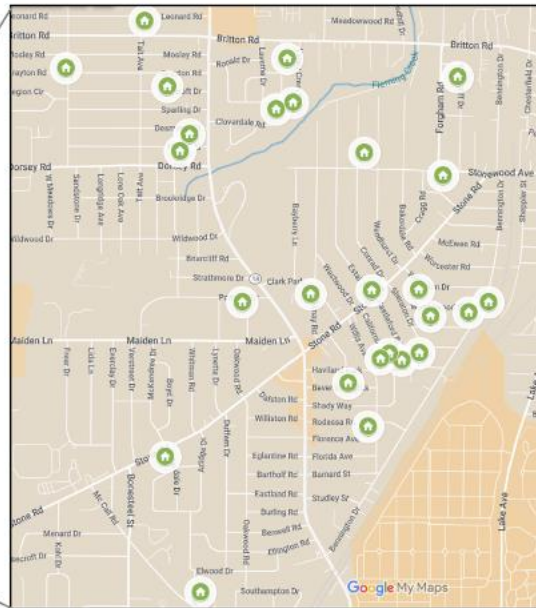


NA-15 Hispanic Population



NA-10 People ordering takeout





NA-30 GRIP

NA-15 Disproportionately Greater Need Summary

NA-20 Disproportionately Greater Need Summary

NA-25 Disproportionately Greater Need: Housing Cost Burdens Summary

NA-30 Disproportionately Greater Need: Discussion 1

NA-35 Public Housing

NA-40 Homeless Needs Assessment

The Town of Greece works hand in hand with Partners Ending Homelessness, the Continuum of Care for this area.

Across Monroe County, in 2024, there were 3,748 households in Emergency Shelter, Safe Haven, and Transitional Housing that required housing assistance. Of the 3,748, 850 were households with adults and children.

NA-45 Non-Homeless Special Needs Assessment Summary

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

NA-50 Non-Housing Community Development Needs - 91.415, 91.215 (f)

Describe the jurisdiction's need for Public Facilities:

The Town of Greece continues to face infrastructure challenges, particularly in older neighborhoods that are in need of ongoing repair and regular maintenance. The Town's infrastructure needs are most pronounced in areas with a high concentration of low- and moderate-income residents, which are geographically concentrated in the eastern portion of the town, adjacent to the City of Rochester. These neighborhoods, many of which are some of the oldest in the community, are a priority for public facilities improvements.

Public facilities needs primarily focus on the repair and upkeep of roadways, as well as the replacement of damaged gutter and sidewalk sections. Timely repairs and resurfacing of roads ensure a safe, functional, and aesthetically pleasing environment for residents, while also preventing the need for more costly, large-scale reconstruction projects in the future. Specific improvements to public facilities include:

- Resurfacing of damaged roadways and sidewalks
- Replacement of damaged gutter sections
- Regular maintenance to ensure roadways remain functional and safe

How were these needs determined?

The Town's Department of Public Works (DPW) Road Program Inspectors make site visits each year to areas most in need of improvements. A five-year Road Program is put in place and updated annually, ranking roads based on condition and priority for improvement.

Describe the jurisdiction's need for Public Improvements:

The Town as a whole requires continuous upkeep, and as it grows, so does the need for additional public improvements. CDBG funding typically supports at least one street project annually within a low- to moderate-income target area. These improvements not only enhance traffic flow and accessibility but also provide a much-needed aesthetic "facelift" to aging neighborhoods—revitalizing their look and overall livability.

The Town of Greece is responsible for approximately 270 miles of roads, and the demands for public improvements range from road resurfacing to curb, gutter, sidewalk, and stormwater upgrades.

Greece Residential Improvement Program (GRIP) provides grants to income-eligible homeowners for essential home repairs. The program helps preserve housing quality, reduce code violations, and

improve safety for residents, especially those in older and underserved neighborhoods. With recent support from the ESL Charitable Foundation, the Town has expanded its capacity to reduce waitlists and increase the number of homes served.

Together, infrastructure enhancements and residential support programs like GRIP work hand-in-hand to stabilize and improve neighborhoods.

How were these needs determined?

Town staff determine the need for public improvements through direct field inspections, responses to service calls, and communication with homeowners in areas of concern. GRIP priorities are also informed by housing condition assessments, income eligibility, and the volume of applications from residents.

Describe the jurisdiction's need for Public Services:

Public services are critical to maintaining the vitality of the Town of Greece, especially for older adults and vulnerable populations. **The Community and Senior Center (CSC)** serves as a central resource, providing accessible, affordable, and quality recreational, educational, and social programming for residents. The CSC is funded through a mix of sources, including:

- The Town of Greece
- U.S. Department of Health and Human Services
- NYS Office of Children and Family Services
- NYS Office for the Aging
- Monroe County Department of Human Services
- Rochester-Monroe County Youth Bureau
- Monroe County Office for the Aging

One of the cornerstone programs provided through the CSC is the **Elder Care Program**, which offers assessments, support, and transportation to frail and isolated residents aged 65 and older. The goal is to promote independence and help seniors remain safely in their homes for as long as possible.

Additionally, the Town partners with **LifeSpan**, a regional nonprofit organization that provides safety assessments, caregiver support, fall prevention services, and minor home modifications for older adults. LifeSpan's services are a vital extension of the Town's efforts to help seniors age in place safely and with dignity.

How were these needs determined?

The CSC tracks participation and collects feedback from members to assess the demand and effectiveness of its services. In addition, needs assessments from partners like LifeSpan and data gathered through the Elder Care Program help guide public service planning and resource allocation.

Based on the needs analysis above, describe the State's needs in Colonias

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

Housing Market Analysis Overview:

With nearly 42,000 residential units, the Town of Greece offers a range of housing types from compact developments to rural single-family homes. This section of the Consolidated Plan analyzes key housing characteristics to guide local strategies. A summary of each market analysis component follows:

MA-10 Summary:

Greece's housing stock is 70% single-family detached homes, reflecting its suburban nature. Multifamily housing accounts for only 23%, limiting choices for renters and seniors. Affordable housing efforts rely on CDBG rehab programs, Section 8, and state weatherization services. However, expiring subsidies, aging homes, and market pressures threaten the affordable inventory.

MA-15 Summary:

Affordability is a growing issue, with home values and rents rising faster than incomes. Few rental units are affordable to extremely low-income households, leading to high cost burdens. Fair Market and HOME rents often exceed what's affordable for those earning under 50% AMI. Without stronger preservation and production of deeply affordable units, the gap will widen.

MA-20 Summary:

Nearly two-thirds of homes in Greece were built before 1980. Many renters and 20% of homeowners face cost burdens or housing deficiencies. Lead hazards persist in older, low-income homes, and senior housing needs modernization. Ongoing investment in rehab and hazard mitigation is critical for safe, affordable housing.

MA-30 Summary:

Greece participates in Monroe County's Continuum of Care system for homeless services. The Town emphasizes prevention through referrals, eviction diversion, and supports for vulnerable groups, including families and people with disabilities.

MA-35 Summary:

Seniors, persons with disabilities, and those with behavioral health challenges face housing barriers. Programs like Home Safe Home and local rehab assistance provide modifications to support independence and aging in place.

MA-40 Summary:

Affordability pressures continue, especially for low-income renters and seniors, due to limited multifamily options and aging stock. Programs like GRIP and Home Safe Home address housing

conditions, but zoning constraints, infrastructure gaps, and local opposition still hinder new affordable development.

MA-45 Summary:

The economy is anchored by education, healthcare, retail, and manufacturing, with retail jobs often paying low wages. Upskilling is needed for emerging sectors. Workforce programs from MCC and RochesterWorks! support these goals. Investments in training, infrastructure, and broadband will aid economic resilience.

MA-50 Summary:

Housing problems are concentrated near Dewey Avenue and Long Pond Road, where aging homes, rental density, and low-income populations are prevalent. These areas, near the Rochester border, also have more minority residents. Despite challenges, assets like parks, schools, and transit access can support revitalization.

MA-60 Summary:

Broadband access has improved, with fewer than 7% of households lacking service. Providers include Spectrum, T-Mobile, Frontier, Starlink, and Greenlight. More competition is still needed to enhance affordability and service quality for lower-income households.

MA-65 Summary:

Greece was an active participant in Monroe County's 2023 Hazard Mitigation Plan update. FEMA ranked Greece as "high" risk for natural hazards, using historical data, exposure analysis, and climate change projections. These findings will guide future hazard planning and adaptation.

MA-45 Non-Housing Community Development Assets - 91.410, 91.210(f)

Introduction

This section provides an analysis of the Town of Greece's economic development assets, labor force characteristics, educational attainment, and workforce development needs. It serves as a foundation for identifying strategies to strengthen the local economy and align with the goals of the Consolidated Plan. The data reflects the 2016–2020 American Community Survey (ACS) and 2020 Longitudinal Employer-Household Dynamics (LEHD).

Economic Development Market Analysis

Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	98	4	0	0	0
Arts, Entertainment, Accommodations	4,655	3,960	12	15	3
Construction	1,933	1,145	5	4	-1
Education and Health Care Services	10,543	6,001	26	23	-3
Finance, Insurance, and Real Estate	2,293	1,047	6	4	-2
Information	806	155	2	1	-1
Manufacturing	5,713	2,967	14	11	-3
Other Services	1,707	1,048	4	4	0
Professional, Scientific, Management Services	4,241	2,388	11	9	-2
Public Administration	0	0	0	0	0
Retail Trade	5,494	6,616	14	25	11
Transportation and Warehousing	1,029	128	3	0	-3
Wholesale Trade	1,710	631	4	2	-2
Total	40,222	26,090	--	--	--

Table 67 - Business Activity

Data Source Comments:

Labor Force

Total Population in the Civilian Labor Force	52,305
Civilian Employed Population 16 years and over	50,120
Unemployment Rate	4.16
Unemployment Rate for Ages 16-24	10.78
Unemployment Rate for Ages 25-65	3.07

Table 68 - Labor Force

Data Source Comments:

Occupations by Sector		Number of People
Management, business and financial	11,565	
Farming, fisheries and forestry occupations	1,895	
Service	5,215	
Sales and office	10,950	
Construction, extraction, maintenance and repair	2,665	
Production, transportation and material moving	2,905	

Table 69 – Occupations by Sector

Data Source Comments:

Travel Time

Travel Time	Number	Percentage
< 30 Minutes	37,202	81%

Travel Time	Number	Percentage
30-59 Minutes	7,778	17%
60 or More Minutes	862	2%
Total	45,842	100%

Table 70 - Travel Time

Data Source Comments:

Education:

Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	2,515	95	1,400
High school graduate (includes equivalency)	9,985	485	2,500
Some college or Associate's degree	13,795	530	2,695
Bachelor's degree or higher	14,450	460	1,970

Table 71 - Educational Attainment by Employment Status

Data Source Comments:

Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	4	180	345	545	1,040
9th to 12th grade, no diploma	450	699	545	1,690	1,480
High school graduate, GED, or alternative	2,815	2,550	2,440	7,975	7,260
Some college, no degree	2,155	2,500	1,950	4,975	3,395
Associate's degree	555	1,800	2,065	3,745	1,450
Bachelor's degree	885	3,405	2,320	5,205	2,430
Graduate or professional degree	55	1,365	1,355	3,225	1,595

Table 72 - Educational Attainment by Age

Data Source Comments:

Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	60,730
High school graduate (includes equivalency)	67,689
Some college or Associate's degree	77,432
Bachelor's degree	106,003
Graduate or professional degree	130,565

Table 73 – Median Earnings in the Past 12 Months

Data Source Comments:

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

Based on the Business Activity table, the major employment sectors in the Town of Greece include:

2. Education and Health Care Services (24% of workers, 22% of jobs) – The largest employment sector, though there is a slight deficit of jobs compared to workers.
3. Retail Trade (13% of workers, 25% of jobs) – The highest share of jobs, indicating a surplus of positions in this sector.
4. Manufacturing (13% of workers, 11% of jobs) – A key employment sector with a moderate job deficit.
5. Arts, Entertainment, and Accommodation (11% of workers, 15% of jobs) – A strong presence in the service industry.
6. Professional, Scientific, and Management Services (10% of workers, 9% of jobs) – A growing industry with a slight worker surplus.

The retail sector provides a significant number of jobs but given that retail positions often have lower wages and less stability, economic development efforts may need to focus on diversifying employment opportunities into higher-wage sectors such as professional services, healthcare, and advanced manufacturing.

Describe the workforce and infrastructure needs of the business community:

The Town of Greece's business community requires investment in workforce development, transportation infrastructure, and digital connectivity to support job growth.

Key needs include:

- Workforce Development:
- Upskilling programs to transition workers into higher-paying industries such as healthcare, advanced manufacturing, and IT. Expansion of vocational training and apprenticeships, particularly in construction, skilled trades, and healthcare support roles. Increased educational attainment initiatives to address gaps in workers qualified for professional and technical occupations.
- Infrastructure:
- Continued investment in roadways and transit options, given that 81% of workers travel less than 30 minutes for work but 19% commute longer distances. Expansion of high-speed internet to support remote work, business growth, and digital commerce. Upgrades to aging industrial and commercial zones to attract new businesses and retain existing employers.

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

Several economic trends and planned developments could impact job and business growth in Greece:

- Expansion of Healthcare and Educational Services: Growth in these sectors will create demand for healthcare professionals, administrative staff, and support roles.
- Retail Evolution: As e-commerce continues to grow, traditional retail employment may decline, requiring retraining programs for affected workers.
- Manufacturing Adaptation: With automation and technological advancements, manufacturing jobs may shift toward more specialized technical roles requiring additional training.
- Potential Regional Investments: Any major commercial or industrial developments in Monroe County could create job opportunities, requiring local infrastructure improvements to support workforce mobility.

Workforce development efforts should focus on aligning training programs with emerging industries to ensure that Greece remains competitive in a shifting economy.

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

The Town of Greece workforce has a strong representation of high school graduates (67,689 median earnings) and those with some college or an associate's degree (77,432 median earnings). However, gaps exist between available jobs and workforce skills:

- Retail and service jobs are abundant but often do not require advanced education.
- Higher-wage sectors such as finance, IT, and healthcare need more workers with bachelor's degrees or higher.
- The unemployment rate for young workers (16-24 years old) is 10.78%, suggesting a need for early career training programs.
- There are workforce shortages in professional, technical, and skilled trades roles.

To address these gaps, the town should consider focusing on expanding access to higher education, vocational training, and employer-led apprenticeships to align the workforce with current and future job market demands.

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

The Greater Rochester area offers a variety of workforce training initiatives supported by Workforce Investment Boards, community colleges, and other organizations. These programs are designed to enhance the skills of the local workforce, aligning with the objectives of the Town of Greece's Consolidated Plan to promote economic development and improve employment opportunities for residents.

Finger Lakes Workforce Investment Board (FLWIB): The FLWIB collaborates with local industries, employers, and educational institutions to provide job training and career engagement opportunities. They focus on fostering career awareness and aligning human potential with regional employment opportunities.

Monroe Community College (MCC) Economic & Workforce Development Center: MCC's Economic & Workforce Development Center offers professional development and training solutions for individuals and businesses. Programs include apprenticeships, certificate programs, and customized training aimed at upskilling workers to meet the demands of local employers. â€

RochesterWorks!: As a nonprofit workforce and employment services provider, RochesterWorks! offers free programs, services, and events for job seekers at various career stages. They provide resources such as career counseling, workshops, and training programs to enhance employability.

Finger Lakes Workforce Development Center (FWD Center): The FWD Center focuses on rapid training, retraining, and upskilling of technical middle-skilled workers in demand by local employers. Through innovative partnerships and technical programming, the center acts as a catalyst in developing the region's economy. â€

Monroe County Workforce Development Division: This division stimulates the local economy by providing resources to those seeking employment, education, and training services. It allows Monroe County's Economic Development Division to be more responsive to the needs of businesses looking to relocate or expand in the area. â€m

These initiatives support the Town of Greece's Consolidated Plan by ensuring that residents have access to training and education opportunities that enhance their employability. By aligning workforce development efforts with the needs of local employers, these programs contribute to economic growth and stability in the region.

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

No

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

N/A

Discussion

N/A

MA-50 Needs and Market Analysis Discussion

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

In the Town of Greece, households with multiple housing problems, defined as having two or more issues like severe cost burden, overcrowding, or substandard housing, are concentrated in certain older neighborhoods, particularly those near Dewey Avenue and Long Pond Road. These areas, which often have an aging housing stock and higher proportions of rental units, face significant affordability issues, particularly among renters at or below 30% of Area Median Family Income (HAMFI). The most common issues in these areas include housing cost burden, overcrowding, and substandard living conditions.

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

Racial and ethnic minorities, as well as low-income families, are more likely to be concentrated in these same neighborhoods, especially in the eastern part of the town bordering the City of Rochester. "Concentration" is defined here as an area where a group represents a higher proportion of the population compared to the townwide average. These areas show a greater prevalence of extremely low-income households, elderly residents, and families with children, all of whom are disproportionately affected by housing instability and affordability challenges.

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

The housing market in the neighborhoods with concentrations of housing problems, particularly in the eastern part of the Town of Greece near Dewey Avenue and Long Pond Road, is marked by several key characteristics:

7. **Affordability Challenges:** These areas experience high housing cost burdens, with many renters and homeowners paying more than 30% of their income on housing costs. Particularly, renters at or below 30% of Area Median Family Income (HAMFI) and elderly homeowners are the most affected by cost burden.
8. **Older Housing Stock:** The housing market in these neighborhoods consists primarily of older single-family homes and multi-family rental units. Many of these homes are in need of significant repairs and upgrades, contributing to substandard living conditions, such as lack of plumbing or kitchen facilities in some units.
9. **Overcrowding:** There is a higher incidence of overcrowded housing in these areas, particularly among larger, low-income families. Some households are forced to live in temporary or unstable conditions due to the lack of affordable housing options.
10. **Lower Median Incomes:** Median household incomes in these neighborhoods are generally lower than in the western parts of the Town, correlating with the higher prevalence of housing issues.

Are there any community assets in these areas/neighborhoods?

Despite the housing challenges, these neighborhoods have several important community assets that can support revitalization and improvements:

11. Parks and Recreation: These neighborhoods are home to parks and recreational spaces that serve as vital community gathering points and provide residents with accessible outdoor areas.
12. Schools and Childcare Centers: Access to schools and early childhood education programs is an asset for families with children. These facilities can be hubs for community engagement and support.
13. Transportation Access: The proximity to public transportation options helps connect residents to the broader town and neighboring areas, providing access to employment, services, and amenities in other parts of the region.

Are there other strategic opportunities in any of these areas?

There are several strategic opportunities in these areas to improve housing conditions, reduce homelessness risk, and strengthen the community overall:

1. Affordable Housing Development and Preservation: Expanding and preserving affordable housing stock will help reduce the cost burden and improve living conditions.
2. Home Rehabilitation and Weatherization Programs: Investing in the rehabilitation of existing homes, including weatherization and accessibility upgrades, can improve housing quality, particularly for elderly and disabled residents. These programs would help address substandard conditions and extend the life of existing housing stock.
3. Support Services for Vulnerable Populations: Expanding support services will help mitigate the risk of homelessness and improve housing stability for at-risk populations.
4. Community and Infrastructure Investments: Enhancing public infrastructure, such as roads, utilities, and public spaces, can improve the overall quality of life in these neighborhoods. Collaboration with local non-profits and the government will be key to developing a more cohesive, long-term strategy.
5. Partnerships with Local Non-Profits: Partnering with local non-profits that specialize in affordable housing, homelessness prevention, and services for vulnerable populations will enhance the effectiveness of interventions and ensure resources are used efficiently.

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

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

In recent years, the percentage of households without internet access in the Town of Greece has dropped significantly, with the figure decreasing by nearly 30%. Currently, less than 7% of households lack internet connectivity, a positive trend that reflects growing access to broadband in the area. This improvement is largely attributed to the increasing number of internet service providers (ISPs) operating within the town, enhancing connectivity for residents across various income levels.

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

The Town of Greece is served by several internet service providers, which offer a range of speeds to accommodate varying needs:

- **Spectrum** – Speeds up to 1,000 Mbps
- **T-Mobile Home Internet** – Speeds up to 245 Mbps
- **Frontier** – Speeds up to 7,000 Mbps
- **Starlink** – Speeds up to 220 Mbps
- **Greenlight** – Speeds up to 8,000 Mbps
- While these services have helped improve access, the need for further competition remains. Increased competition among broadband providers could lead to lower prices, improved service quality, and broader coverage, particularly benefiting low- and moderate-income households who are more likely to face financial barriers to reliable internet access. Expanding the number of service providers will help ensure that all residents have access to affordable and high-quality internet, a critical resource for education, employment, healthcare, and community engagement.

	Greece town, Monroe County, New York						
	2020			2023		Change (2020-2023)	
ACS20_5yr:B28002:Presence And Types Of Internet Subscriptions In Household							
	Estimate		Std. Error	Estimate		Std. Error	
Total:	40,193		461.82	40,678		461.21	1.2%
With An Internet Subscription	35,100	87.3%	464.24	36,448	89.6%	467.27	3.8%
Dial-Up With No Other Type Of Internet Su...	315	0.8%	73.33	71	0.2%	40.61	-77.5%
Broadband Of Any Type	34,785	86.5%	467.27	36,377	89.4%	467.88	4.6%
Cellular Data Plan	26,918	67.0%	491.52	32,766	80.5%	441.21	21.7%
Cellular Data Plan With No Other Type ...	2,482	6.2%	258.18	3,576	8.8%	318.18	44.1%
Broadband Such As Cable, Fiber Optic or Dsl	31,613	78.7%	511.52	32,315	79.4%	478.79	2.2%
Broadband Such As Cable, Fiber Optic ...	7,305	18.2%	343.64	3,433	8.4%	258.18	-53.0%
Satellite Internet Service	2,198	5.5%	210.30	1,986	4.9%	215.76	-9.6%
Satellite Internet Service With No Other...	195	0.5%	51.52	42	0.1%	19.39	-78.5%
Other Service With No Other Type Of Inter...	28	0.1%	16.97	6	0.0%	5.45	-78.6%
Internet Access Without A Subscription	1,082	2.7%	143.64	1,416	3.5%	187.27	30.9%
No Internet Access	4,011	10.0%	243.03	2,814	6.9%	239.39	-29.8%

MA-60 Broadband Needs of Housing

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

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

In 2023, Monroe County updated its county-wide Hazard Mitigation Plan, and the Town of Greece was an active participant in the planning process of that plan. As it relates to natural hazard risks associated with climate change, the Town of Greece ranked "high". This ranking was based on estimates of hazard risk for Monroe County developed using methodologies promoted by the Federal Emergency Management Agency's (FEMA) hazard mitigation planning guidance, and generated by FEMA's Hazus risk assessment tool, and input from Monroe County and the participating jurisdictions with the county, such as the Town of Greece. Three different levels of analysis were used to estimate potential impacts: 1) historic loss/qualitative analysis; 2) exposure analysis; 3) and loss estimation. In addition, the probability of occurrence, impact, adaptive capacity, and climate change (changing future conditions), were evaluated relative to the risk of the hazards of concern.

The Town of Greece does provide targeted mailing and communications with community members whose homes are in neighborhoods that are at an elevated risk of flooding or other storm events.

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

Flooding is a type of risk that does not differentiate between low-and moderate-income households and those outside that income classification, and can occur town-wide based on proximity to waterbodies and weather events. Given the Town of Greece's location on the south shore of Lake Ontario and the presence of a number of streams and tributaries it is vulnerable to flooding risks at any given time. For areas of the Town of Greece with higher concentrations of low-and moderate-income households, those areas are vulnerable to risks associated with localized and neighborhood flooding from Fleming Creek, Slater Creek, and Veness Creek to new name a few flooding sources.

Low-and moderate-income populations may struggle to make ends meet in times of crisis and may struggle to resolve housing problems associated with environmental hazards. Services must be available to these communities in the forms of emergency food systems and healthcare systems in times of need.



Table 5.3-6. Summary of Overall Ranking of Hazards by Jurisdiction

Monroe County Municipality	Disease Outbreak	Drought	Earthquake	Extreme Temperature	Flood	Hazardous Material	Invasive Species	Landslide	Severe Storm	Severe Winter Storm	Wildfire
Town of Brighton	Low	Medium	Low	Medium	High	Low	Low	Low	High	High	Low
Village of Brockport	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	High
Town of Chili	Low	Medium	Low	Medium	High	Low	Low	Low	High	High	Medium
Village of Churchville	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	Low
Town of Clarkson	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	High
Town/Village of East Rochester	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	Low
Village of Fairport	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	Low
Town of Gates	Low	Medium	Low	Medium	High	Low	Low	Low	High	High	Low
Town of Greece	Low	Medium	Low	Medium	High	Low	Low	Low	High	High	Medium
Town of Hamlin	Low	Medium	Low	Medium	High	Low	Low	Low	High	High	Low
Town of Henrietta	Low	Medium	Low	Medium	High	Low	Low	Low	High	High	Low
Village of Hilton	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	Low
Village of Honoy Falls	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	Low
Town of Irondequoit	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	Low
Town of Mendon	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	Low
Town of Ogden	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	Low
Town of Parma	Low	Medium	Low	Medium	High	Low	Low	Low	High	High	Medium
Town of Penfield	Low	Medium	Low	Medium	High	Low	Low	Low	High	High	Low
Town of Perinton	Low	Medium	Low	Medium	High	Low	Low	Low	High	High	Low
Town of Pittsford	Low	Medium	Low	Medium	High	Low	Low	Low	High	High	Low
Village of Pittsford	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	Low
Town of Riga	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	Medium
City of Rochester	Low	Medium	Low	High	High	Low	Low	Low	High	High	Low
Town of Rush	Low	Medium	Low	Medium	High	Low	Low	Low	High	High	Low
Village of Scottsville	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	Low
Village of Spencerport	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	Low
Town of Sweden	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	Low
Town of Webster	Low	Medium	Low	Medium	High	Low	Low	Low	High	High	Low
Village of Webster	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	Low
Town of Wheatland	Low	Medium	Low	Medium	Low	Low	Low	Low	High	High	Low
Monroe County	Low	Medium	Low	Medium	High	Low	Low	Low	High	High	Low



MA-65 Hazard Mitigation

Strategic Plan

SP-05 Overview

Strategic Plan Overview

The Strategic Plan guiding the Town of Greece's 2025 Community Development Block Grant (CDBG) Program reflects the unique characteristics and challenges of the Town, which influence how it addresses the community's needs and priorities. A key consideration in shaping the Plan is the limited size of Greece's annual CDBG funding, combined with the availability of other federal and state resources to address community development goals. Due to these constraints, the Town must be particularly selective in determining the types of eligible activities and projects to receive block grant assistance.

The Town of Greece, along with other towns, has often needed to collaborate with the larger regional jurisdiction to meet program requirements, especially regarding affordable housing, homeless prevention, and the provision of supportive services.

Greece, along with the Town of Irondequoit, has participates in a joint Consolidated Plan with the Monroe County Consortium to address these regional needs. The inner-ring suburban nature of Greece, with a population of approximately 96,000, presents a distinct set of challenges, differing from those encountered by central cities and more rural, outer-ring suburban areas. These factors have shaped the approach and priorities of Greece's CDBG program and continue to inform the Town's strategic planning efforts as it works to meet the needs of its community.

SP-10 Geographic Priorities - 91.415, 91.215(a)(1)

Geographic Area

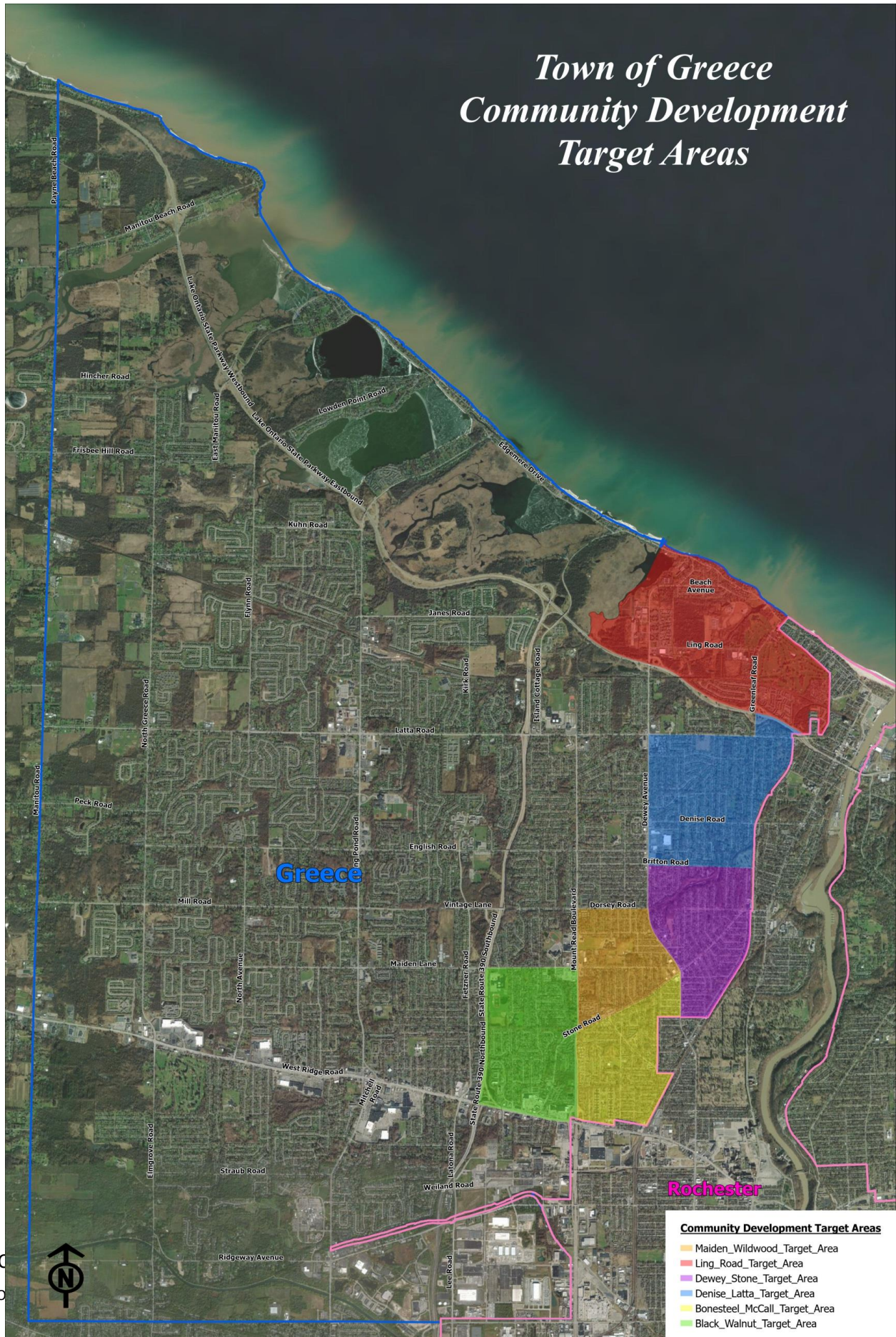
Table 74 - Geographic Priority Areas

1	Area Name:	Townwide
	Area Type:	Local Target area
	Other Target Area Description:	
	HUD Approval Date:	
	% of Low/ Mod:	
	Revital Type:	Other
	Other Revital Description:	Food Distribution - Covid Relief
	Identify the neighborhood boundaries for this target area.	There is no neighborhood boundary as this geographic area would be town-wide.
	Include specific housing and commercial characteristics of this target area.	The Town of Greece is an inner-ring suburb of the City of Rochester and contains predominantly single-family residential housing along with numerous multiple-family housing development consisting of apartment complexes and townhomes. In terms of commercial characteristics, the town contains numerous commercial corridors, notably West Ridge Road (NYS Route 104) and along with neighborhood corridors along Dewey Avenue and Mount Read Boulevard to name a few.
	How did your consultation and citizen participation process help you to identify this neighborhood as a target area?	Citizen participation and community development planning process occurs at the town-wide level, so anyone in this neighborhood could participate. Given these target areas are for area benefit activities, the low/mod percentage of the neighborhood identified it as a target area.
	Identify the needs in this target area.	Economic Development, Housing Rehabilitation, and Public Infrastructure improvements.
	What are the opportunities for improvement in this target area?	Economic Development, Housing Rehabilitation, and Public Infrastructure improvements.
	Are there barriers to improvement in this target area?	Barriers to improvement in this target area would be the overall CDBG allotment the Town receives as more resources would need to be made available for improvements.

General Allocation Priorities

Describe the basis for allocating investments geographically within the state

Town of Greece Community Development Target Areas

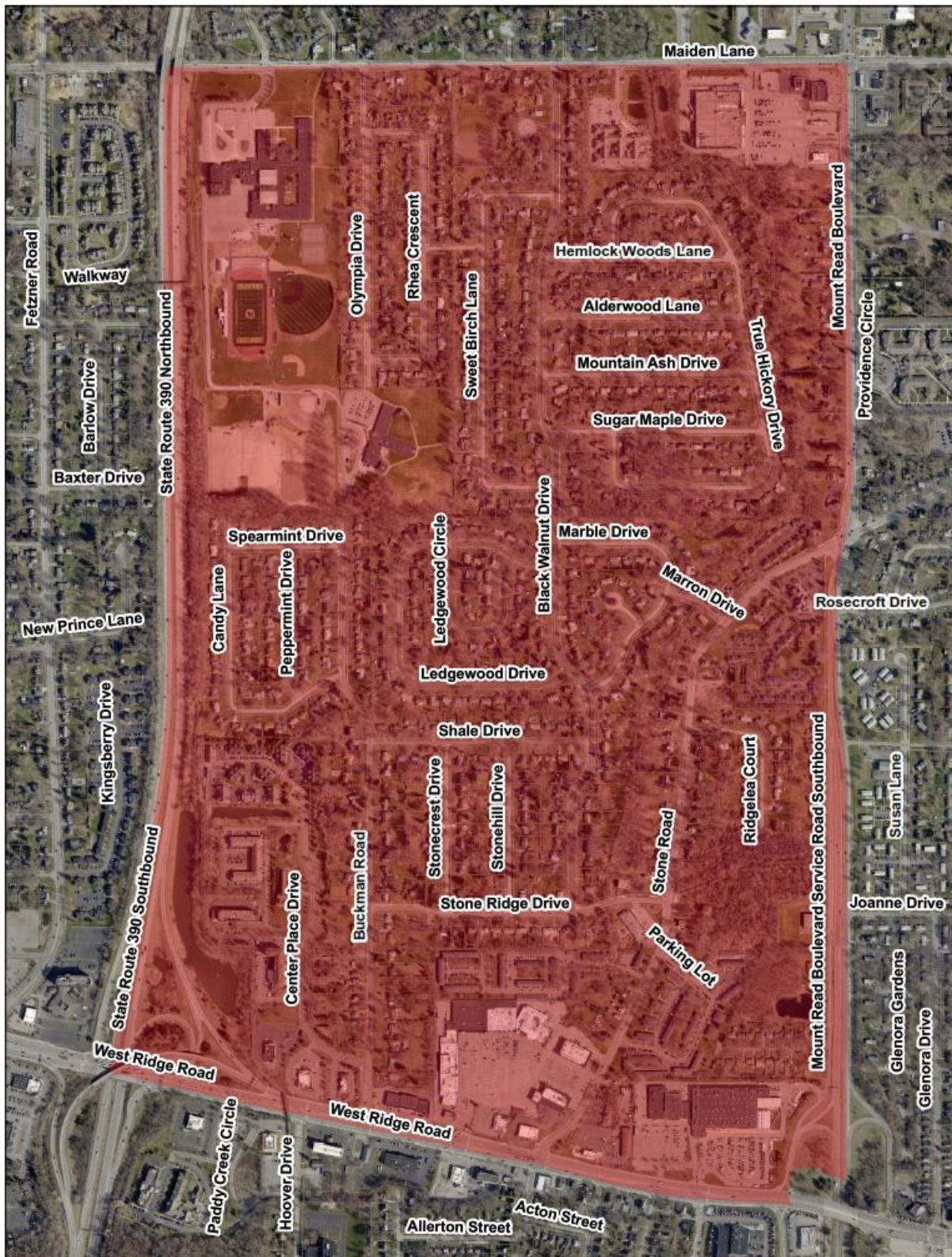


Town of Greece Community Development Target Areas

Black Walnut CDBG Target Area



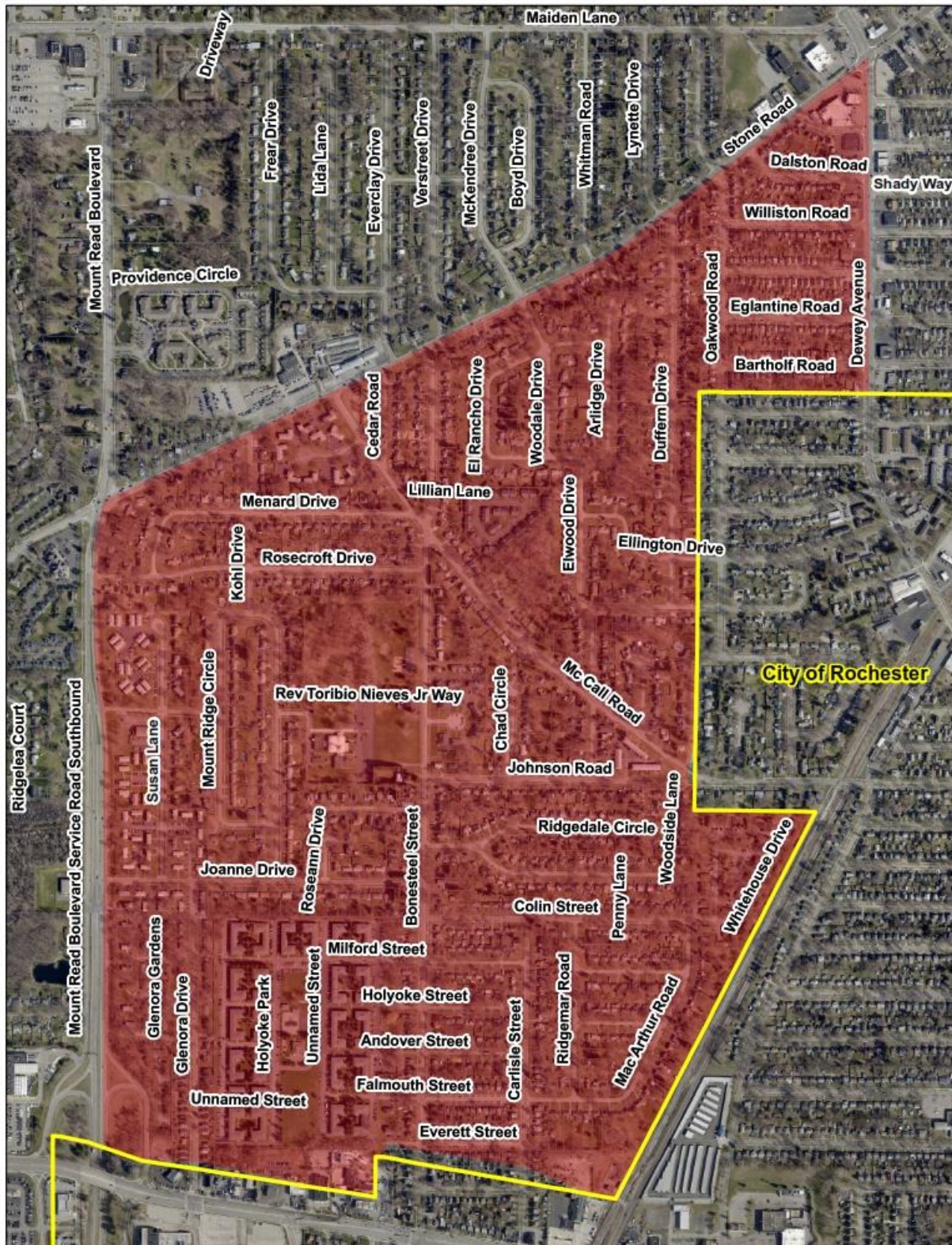
The Black Walnut Target Area is located within the boundaries Census Tract 140.04, Block Groups 1 & 3. Per the HUD's Low- and Moderate-Income Area Data Map Application, based on 2016-2020 American Community Survey (ACS), this area has an average Low-Mod Percentage of 50.85. The Town of Greece is an Exception Grantee with a Top Quarile Percentage of 50.50.



Black Walnut Target Area Street Map

Bonesteel/McCall CDBG Target Area

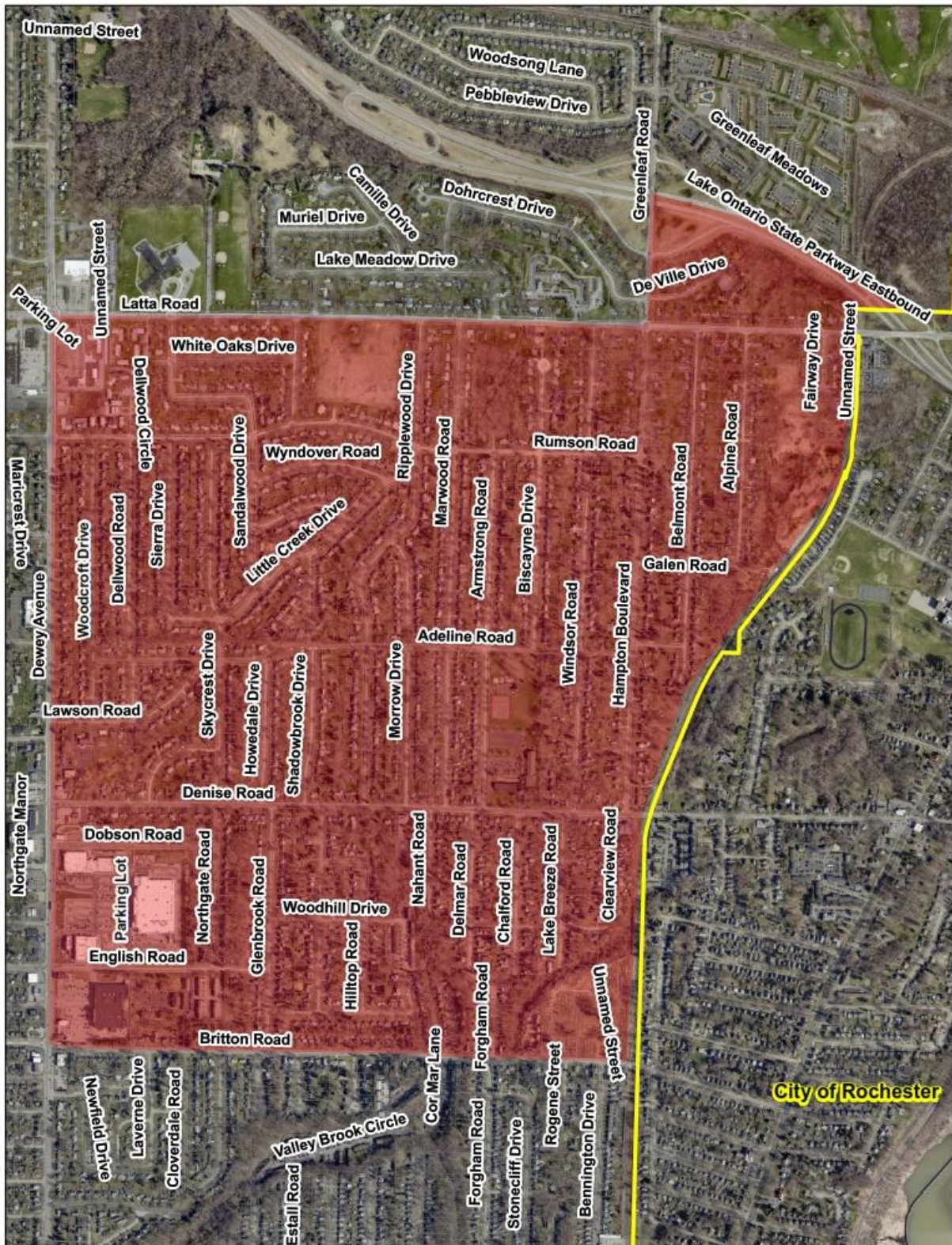
The Bonesteel / McCall Target Area is located within the boundaries Census Tract 139.01, Block Group 2 & Census Tract 139.02, Block Groups 1,2, and 3. Per the HUD's Low- and Moderate-Income Area Data Map Application, based on 2016-2020 American Community Survey (ACS), this area has an average Low-Mod Percentage of 55.38. The Town of Greece is an Exception Grantee with a Top Quartile Percentage of 50.50.



Bonesteel-McCall Target Area Street Map

Denise / Latta CDBG Target Area

The Denise / Latta Target Area is located within the boundaries of Census Tract 137.01, Block Groups 1 & 2, and Census Tract 137.02, Block Groups 2 & 3, Per HUD's Low- and Moderate-Income Area Data Map Application, based on the 2016-2020 American Community Survey (ACS), this area has an average Low-Mod Percentage of 53.975.. The Town of Greece is an Exception Grantee with a Top Quartile Percentage of 50.50.



Denise-Latta Target Area Street Map

Dewey / Stone CDBG Target Area

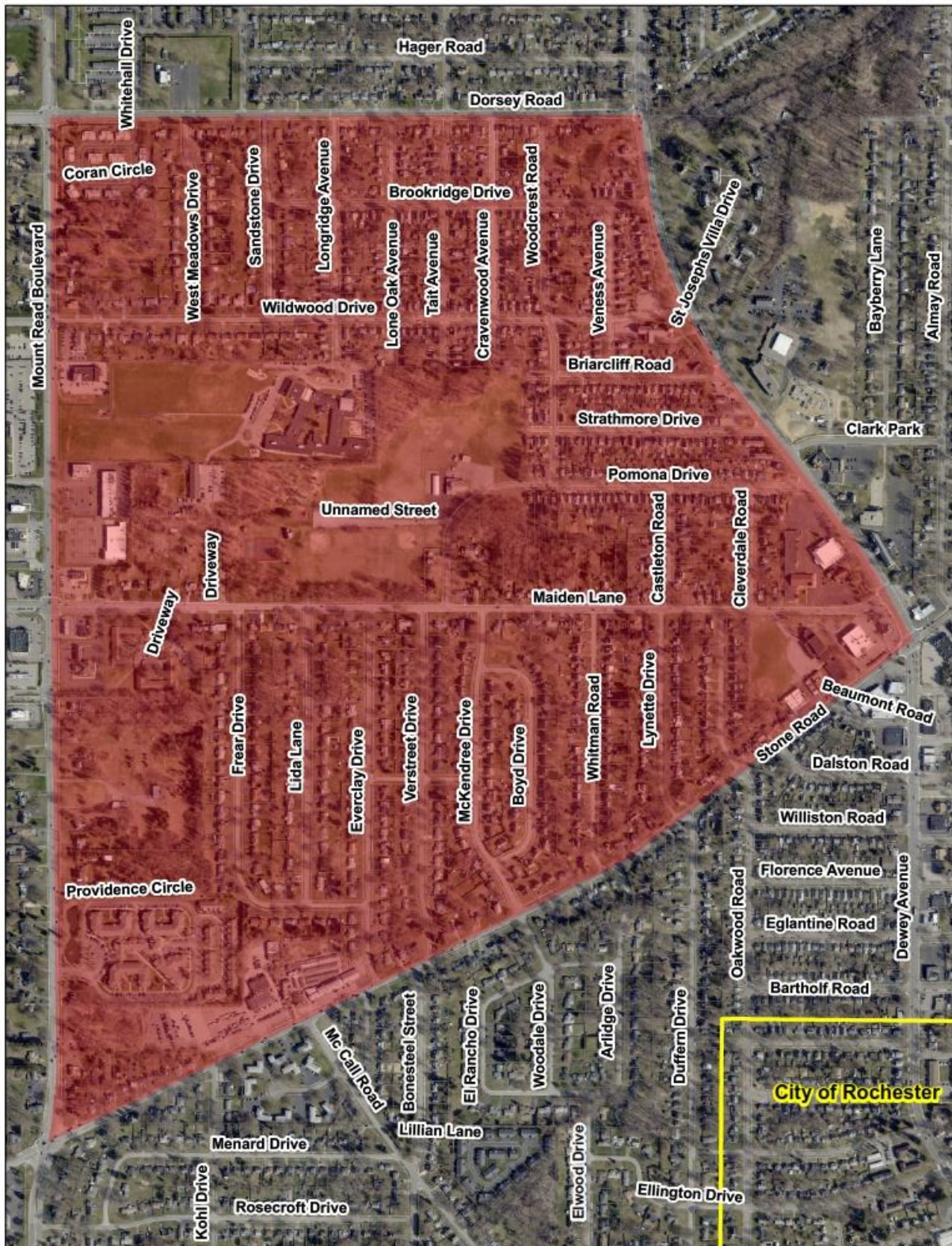
The Dewey / Stone Target Area is located within the boundaries of Census Tract 138, Per HUD's Low- and Moderate-Income Area Data Map Application, based on the 2016-2020 American Community Survey (ACS), this area has an average Low-Mod Percentage of 54.1. The Town of Greece is an Exception Grantee with a Top Quartile Percentage of 50.50.



Dewey-Stone Target Area Street Map

Maiden / Wildwood CDBG Target Area

The Maiden / Wildwood Target Area is located within the boundaries of Census Tract 139.01, Block Groups 1 and 3. Per HUD's Low- and Moderate-Income Area Data Map Application, based on 2016-2020 American Community Survey (ACS), this area has an average Low-Mod Percentage of 61.35. The Town of Greece is an Exception Grantee with a Top Quartile Percentage of 50.50.

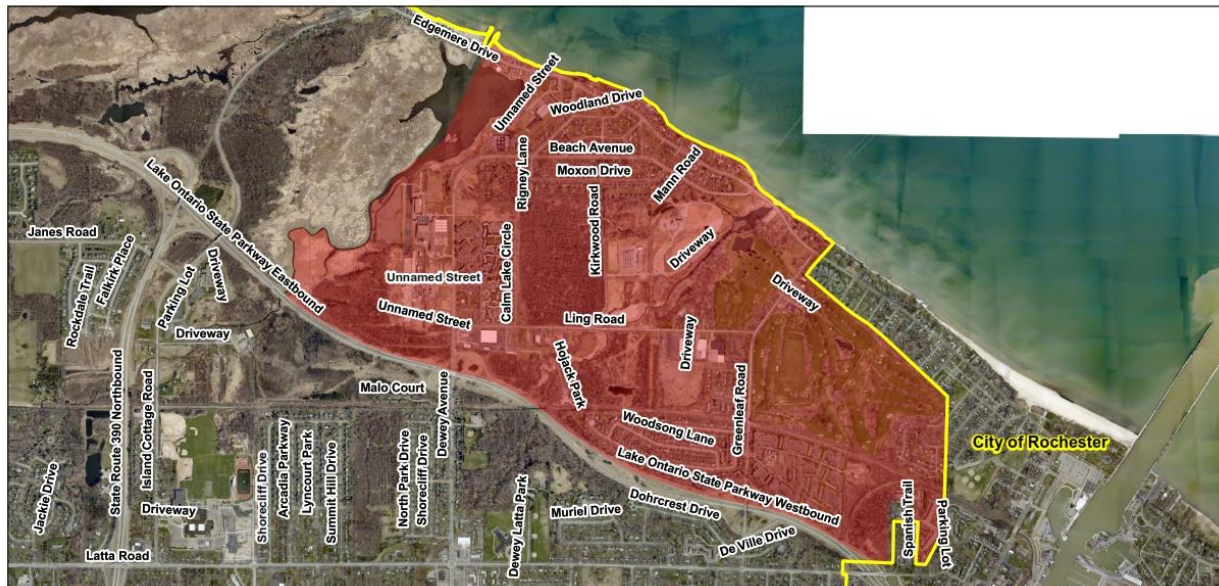


Maiden-Wildwood Target Area Street Map

Ling Road CDBG Target Area



The Ling Road Target Area is located within the boundaries of Census Tract 134.01, Block Groups 1, 2, & 3, Per HUD's Low- and Moderate-Income Area Data Map Application, based on the 2016 -2020 American Community Survey (ACS), this area has an average Low-Mod Percentage of 52.96.. The Town of Greece is an Exception Grantee with a Top Quartile Percentage of 50.50.



Ling Road Target Area Street Maps

SP-25 Priority Needs - 91.415, 91.215(a)(2)

Priority Needs

Table 75 – Priority Needs Summary

1	Priority Need Name	Housing Rehabilitation
	Priority Level	High
	Population	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities
	Geographic Areas Affected	Townwide
	Associated Goals	Repair and Conserve Existing Housing Stock
	Description	Many homes in the Town of Greece, particularly those occupied by low- to moderate-income households and seniors, require substantial rehabilitation to address issues such as aging systems, accessibility, and safety hazards. The need to address this priority is not one based on geographic location, but applies town-wide. This priority supports programs such as: Greece Residential Improvement Program (GRIP): Assists eligible homeowners with funding for essential repairs, code compliance, and accessibility improvements. Lifespan: Provides home safety assessments, fall-prevention modifications, and support services that enable seniors to safely age in place.

	Basis for Relative Priority	<p>The relative priority levels assigned to each need were determined through a combination of quantitative data analysis (ACS, CHAS, and local assessments), community engagement (public meetings, surveys, stakeholder consultations), and historical program performance. The Town of Greece assessed both the severity of needs and the capacity of available resources to address them.</p> <p>Housing Rehabilitation – High Priority</p> <p>The Town has a high percentage of aging housing stock, much of which is occupied by low- to moderate-income homeowners and senior residents on fixed incomes. Community feedback consistently identified home repairs, code compliance, and accessibility modifications as critical needs. Programs like GRIP and services provided by Lifespan directly support this need. CHAS data further demonstrates a significant number of households experiencing housing problems such as cost burden, overcrowding, or substandard conditions. As such, housing rehabilitation remains a top priority for maintaining neighborhood stability and supporting aging in place.</p>
2	Priority Need Name	Public Infrastructure
	Priority Level	High
	Population	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities
	Geographic Areas Affected	
	Associated Goals	Improve Public Infrastructure

	Description	Public infrastructure improvements are essential to maintaining neighborhood quality and ensuring equitable access for all residents, particularly those in low- and moderate-income areas. This program focuses on improving one residential street each program year within the Town's Community Development target areas. Upgrades generally involve road repaving, gutter and sidewalk repairs, and other necessary street enhancements to improve the infrastructure and neighborhood condition.
	Basis for Relative Priority	The need for public infrastructure improvements is critical for community revitalization and enhancement. The quality of infrastructure directly impacts residents' quality of life and supports broader community economic development. Improvements under this priority are highly visible, broadly beneficial, and directly address urgent needs, making them an effective use of CDBG funds.
3	Priority Need Name	Economic Development
	Priority Level	High
	Population	Extremely Low Low Moderate Middle Large Families Families with Children Elderly Public Housing Residents Non-housing Community Development
	Geographic Areas Affected	Townwide
	Associated Goals	Economic Development
	Description	Based on the 2020 Town of Greece Comprehensive Plan, this priority focuses on expanding economic development capabilities, promoting local businesses, and encouraging adaptive reuse of existing spaces.
	Basis for Relative Priority	While not as universally cited as housing or infrastructure, economic development remains a priority due to its importance in fostering long-term self-sufficiency and community resilience. However, the limited scope of eligible CDBG economic development activities and existing funding constraints result in a moderate prioritization relative to other core needs.

Narrative (Optional)

The Town of Greece identifies its community development priorities based on a variety of sources, including the collective experience of Town staff, professional consultants, and input from residents. These priorities are informed by extensive planning efforts, such as the Town's 2020 Comprehensive Plan, and through direct engagement with the community via public forums and surveys.

The Town has pressing needs, such as housing rehabilitation, public infrastructure, and economic development.

The priority needs identified in this table reflect the Town's ongoing commitment to addressing the unique challenges of its low-to-moderate income neighborhoods and to fostering long-term community sustainability through targeted investment in housing, infrastructure, and economic development.

SP-35 Anticipated Resources - 91.420(b), 91.215(a)(4), 91.220(c)(1,2)

Introduction

For Program Year 2025, the Town of Greece anticipates receiving \$554,086.00 in Community Development Block Grant (CDBG) funding from the U.S. Department of Housing and Urban Development. In response to increased demand for housing rehabilitation, the Town submitted a proposal for an additional \$250,000 in private funding to support the Greece Residential Improvement Program (GRIP): a grant from ESL Charitable Foundation, which further strengthens GRIP's ability to assist income-eligible homeowners with essential repairs.

The proposed allocation of CDBG resources for the 2025 program year is as follows:

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	554,086	0	0	554,086	2,216,344	Funding housing rehab, infrastructure, and public services in the Town of Greece.

Table 76 - Anticipated Resources

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

The Town of Greece successfully leverages its annual CDBG allocation to attract additional funding to expand and enhance program impact. As a result of the GRIP program's established success, the Town was awarded a matching grant from the ESL Charitable Foundation, which is currently being used to assist additional residents on the GRIP waitlist.

Additionally, a \$250,000 private grant proposal is under review, which, if awarded, will be directed entirely to the GRIP program. These supplementary funds are made possible because the Town already has the necessary infrastructure, staffing, and compliance mechanisms in place through its administration of federal CDBG funds. The GRIP program's integration with the Department of Technical Services and its alignment with community development priorities makes it a competitive and trusted vehicle for leveraging non-federal funds toward federal housing goals.

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

Two key programs included in the 2025 Action Plan are implemented on publicly owned land or in municipal facilities:

- Department of Public Works Road Program: Infrastructure improvements will take place on town-owned residential streets, targeting low- and moderate-income areas.
- Elder Care Program: Services are delivered from the Town of Greece's Community and Senior Center, which provides essential programming and support for older adults.

These facilities and public spaces are essential assets in carrying out the Town's community development objectives, particularly in support of infrastructure improvement and services for the aging population.

Discussion

The Town of Greece will receive a total of \$554,086.00 in CDBG funding for Program Year 2025, which will be strategically allocated to support housing rehabilitation, public infrastructure, senior services, and general program administration. This federal investment is critical to sustaining and expanding programs that directly benefit low- and moderate-income residents.

The Greece Residential Improvement Program (GRIP) remains the Town's flagship housing rehabilitation initiative and receives the largest share of CDBG funds (\$380,000.00). GRIP is further supported by the Town's successful pursuit of additional private funding, including a \$380,000.00 grant proposal currently under review by the ESL Charitable Foundation. This effort exemplifies how federal funding can be used to leverage private sector support and increase the overall impact of community development programs. If awarded, these funds will help reduce waitlists and expand repair services for income-eligible homeowners.

Other funded activities, such as the Department of Public Works Road Program and Elder Care Program, rely on the use of publicly owned land and municipal facilities to address essential infrastructure and senior support needs. These assets, including the Town's Community and Senior Center, provide a cost-effective foundation for service delivery, maximizing the value of federal resources by eliminating the need for additional capital investment in facilities.

The Town's ability to administer and manage CDBG funding efficiently has built credibility with external partners, enabling additional resource acquisition and ensuring the sustainability of priority programs. Furthermore, the Town is well-positioned to attract private and nonprofit investment through its transparent governance, strong financial oversight, and alignment of funding with identified community needs.

Moving forward, the Town will continue to seek opportunities to blend CDBG funds with private, local, and state resources to meet housing, infrastructure, and supportive service goals outlined in this Consolidated Plan. This multi-source approach is vital to maximizing impact, especially in a time of increasing demand for affordable housing and services for vulnerable populations.

SP-40 Institutional Delivery Structure - 91.415, 91.215(k)

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

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
The Rochester/Monroe County Homeless Continuum of Care	Continuum of care	Planning	Jurisdiction
Rochester Housing Authority	PHA	Public Housing	Jurisdiction

Table 77 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

The Town of Greece participates in a strong institutional delivery structure through close collaboration and communication with the City of Rochester and Monroe County Community Development. Internally, the Town has developed the capacity to effectively coordinate resources and implement programs.

Strengths: Collaborative planning, proactive problem identification, and joint problem solving have deepened the Town's understanding of priority needs and strengthened its approach to addressing community development challenges.

Gaps / Opportunities: However, limited funding and a shortage of available rooms and beds continue to constrain the capacity of local institutions, reducing the number of individuals they are able to assist each year. Expanding resources and facility availability represents a key opportunity for improving service delivery.

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

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Homelessness Prevention Services			
Counseling/Advocacy	X	X	
Legal Assistance	X	X	
Mortgage Assistance	X	X	
Rental Assistance	X	X	
Utilities Assistance	X	X	
Street Outreach Services			
Law Enforcement	X	X	
Mobile Clinics	X	X	
Other Street Outreach Services	X	X	

Supportive Services			
Alcohol & Drug Abuse	X		
Child Care	X	X	
Education	X	X	
Employment and Employment Training	X	X	
Healthcare	X	X	
HIV/AIDS	X	X	
Life Skills	X	X	
Mental Health Counseling	X	X	
Transportation	X	X	
Other			

Table 78 - Homeless Prevention Services Summary

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

The Town of Greece works with Partners Ending Homeless to identify and address specific needs of the homeless population in our community. Partners Ending Homelessness is the primary planning and coordinating body for homeless housing and services in Monroe County, NY. RMHCoC, also known as CoC NY-500, includes the total geographic area of Monroe County.

The Continuum of Care (CoC) model introduced by HUD (US Department of Housing and Urban Development) is designed to promote community-wide planning and efficient use of resources at the local level. The CoC model was codified into law with the passage of the HEARTH Act in 2009. The primary responsibilities of a CoC include: Operation of the CoC; designation of a Homeless Management Information System (HMIS) lead agency and oversight of the HMIS system; CoC planning; and coordination of a competitive and transparent process for applying for CoC Program Funding and submission of the Collaborative Application annually to HUD.

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

The Continuum of Care provides high-quality services to the homeless and at-risk community in the Town of Greece, however it is underfunded and is losing homeless beds in shelters. With a growing homelessness problem in our community, this is cause for concern for all community members in the Town of Greece.

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

SP-45 Goals - 91.415, 91.215(a)(4)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Repair and Conserve Existing Housing Stock	2025	2029	Affordable Housing	Townwide	Housing Rehabilitation	CDBG: \$2,125,000	Homeowner Housing Rehabilitated: 825 Household Housing Unit
2	Improve Public Infrastructure	2025	2029	Non-Housing Community Development		Public Infrastructure	CDBG: \$645,430	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 550 Households Assisted
3	Economic Development	2025	2026	Public Services	Townwide	Economic Development	CDBG: \$0	Jobs created/retained: 1 Jobs

Table 79 – Goals Summary

Goal Descriptions

1	Goal Name	Repair and Conserve Existing Housing Stock
	Goal Description	<p>Housing Rehabilitation (GRIP): Provide rehabilitation assistance to income-eligible homeowners through the Greece Residential Improvement Program (GRIP), addressing code deficiencies, energy efficiency, and essential repairs to preserve affordable housing.</p> <p>Accessibility Modifications (Lifespan): Assist low- and moderate-income senior and disabled homeowners with home accessibility modifications to enable aging in place and improve safety.</p>

2	Goal Name	Improve Public Infrastructure
	Goal Description	<u>Public Works Improvements</u> - \$ 129,086.00 (23.29%) - This project consists of improvements of a residential street located within one of Greece's Community Development target areas. Improvements will include but not be limited to upgrading the condition of the roadways, including gutters, utilities, and sidewalks, alongside the road.
3	Goal Name	Economic Development
	Goal Description	Create Economic Opportunities for residents of the Town of Greece. Economic growth allows for additional income to be spent on community development and home improvement in our community. Being a welcoming community for business development and job creation of all types will help improve community development outcomes in the Town.

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

Over the 2025–2029 Consolidated Plan period, the Town of Greece estimates it will provide affordable housing assistance to approximately 825 households, including extremely low-income, low-income, and moderate-income families. This total includes approximately 150 households assisted through housing rehabilitation (GRIP) and 675 households assisted through accessibility modifications (Lifespan).

SP-65 Lead-based Paint Hazards - 91.415, 91.215(i)

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

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

The Town of Greece recognizes that a significant portion of its housing stock, particularly in older neighborhoods with higher concentrations of low- and moderate-income (LMI) residents, was built before 1950. These homes are more likely to contain lead-based paint hazards, which increases the potential for lead exposure, particularly among vulnerable populations, including children and low-income families. The presence of lead hazards is a concern in many of these homes, especially for those families living in lower-income areas.

Strategy to Address Lead-Based Paint Hazards

To address the risks posed by lead-based paint hazards, the Town of Greece takes a proactive approach through its Greece Residential Improvement Program (GRIP). This program integrates lead hazard identification, disclosure, and remediation efforts into housing rehabilitation activities. The Department of Technical Services, which oversees GRIP, ensures compliance with applicable federal and local lead safety standards.

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

Integration into Housing Policies and Procedures:

The Town's Department of Technical Services ensures that certified building inspectors identify lead-based paint hazards during site assessments for housing rehabilitation projects. If a lead hazard is found, both health officials and residents are notified, and guidance is provided on remediation steps.

The GRIP program offers grants to low- and moderate-income homeowners to assist with the cost of lead hazard remediation. All housing rehabilitation projects funded through CDBG incorporate federal lead-based paint regulations into bid documents and contracts. When Monroe County HOME funds are utilized for larger projects, stricter lead standards are applied. Specifically, contractors must complete the HUD-approved Lead Safe Work Practices training and submit proof of completion to the Monroe County Department of Public Health before beginning lead hazard control work.

Conclusion:

The Town of Greece is committed to addressing lead-based paint hazards in a responsible and compliant manner. Through the identification, remediation, and ongoing enforcement of federal lead safety standards, the Town works to ensure that low- and moderate-income households have access to safe and healthy housing environments, free from the risks of lead exposure.

SP-70 Anti-Poverty Strategy - 91.415, 91.215(j)

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

The Town of Greece is committed to addressing poverty through a broad, collaborative approach that includes economic development initiatives, workforce training, and supportive services aimed at improving opportunities for low-income residents. Recognizing that poverty reduction requires multi-faceted solutions, the Town works in partnership with Monroe County, local colleges, and community organizations to connect residents with resources that support economic advancement.

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

1. **Poverty-Reducing Goals and Strategies: Economic Development and Job Creation:**
The Town supports economic development efforts that encourage local business growth and job creation. In partnership with Monroe County and local colleges, workforce development and job training programs are made available to equip residents, particularly those from low-income households, with the skills needed to secure employment in growing industries. These partnerships help expand access to training opportunities while promoting long-term job stability.
2. **Collaborative Support for Vulnerable Populations:**
The Town continues to coordinate with Monroe County agencies, colleges, and nonprofit organizations to connect vulnerable residents with supportive services. These services may include access to healthcare, childcare, education, financial counseling, and job readiness programs. By working collaboratively, the Town seeks to help families address barriers to employment and improve their overall economic security.
3. **Economic Opportunities through Public Projects:**
The Town will be providing economic opportunities for construction workers and tradespeople through public improvement and rehabilitation projects. Where possible, these projects will create work opportunities that can benefit local workers, including those from lower-income backgrounds, helping to stimulate economic activity within the community.

The Town's poverty-reduction efforts are aligned with broader county and regional initiatives through active coordination with Monroe County, educational institutions, and community organizations. These partnerships help ensure that residents are connected to job training, education, and supportive services that can enhance their earning potential and reduce poverty over time.

Through its partnerships with Monroe County and community-based organizations, the Town of Greece supports efforts aimed at expanding economic opportunity, increasing access to training and services, and improving the well-being of its residents. These collaborative efforts are key to addressing poverty in the community while ensuring that residents have access to resources that promote long-term economic stability.

SP-80 Monitoring - 91.230

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

Due to the relatively focused scope and manageable number of activities in the Town of Greece's CDBG program, the Town is able to effectively monitor the progress of each funded project throughout the program year. Monitoring is guided by the specific goals and objectives established in each activity's annual funding proposal and is supplemented by performance measurements in accordance with HUD directives. These metrics support more structured evaluations of program effectiveness and ensure compliance with federal requirements.

The Town's CDBG Program involves four (4) subrecipients, three of which are internal to the Town. The external subrecipient is Lifespan of Greater Rochester. The Town employs a consistent and proactive monitoring approach for each program, detailed as follows:

- **Lifespan of Greater Rochester (Home Safe Home Program):**
The Program Coordinator at Lifespan screens and reviews all applications for eligibility under CDBG guidelines. The CDBG Administrator monitors the program monthly through submitted data and invoices, which include income levels, demographic details, and feedback via comment cards. Monitoring procedures follow the terms outlined in the formal agreement between the Town and Lifespan.
- **Greece Residential Improvement Program (GRIP):**
The GRIP Administrator is responsible for collecting and verifying documentation for each applicant. This includes maintaining secure records, verifying eligibility, and ensuring compliance with program guidelines. The CDBG Administrator conducts monthly (or more frequent) monitoring to ensure documentation standards and client confidentiality are upheld. The GRIP Committee—comprised of Town staff—meets monthly to assess program status, application volume, outreach strategies, and adherence to administrative protocols.
- **Elder Care Program:**
Administered through the Town's Community and Senior Center, the Elder Care Program is overseen by the Recreation Assistant, who reviews applicant eligibility and submits monthly data—including income and ethnicity breakdowns—to the CDBG Administrator. On-site monitoring visits are also conducted by the CDBG Administrator to ensure compliance with confidentiality and program standards.
- **Department of Public Works (DPW) Road Program:**
As a seasonal activity, roadwork is carried out during the spring, summer, and fall. Projects are publicly bid, and outreach is conducted to minority- and women-owned businesses. Oversight is provided by a Senior Labor Foreman and a construction inspector, who monitor project progress daily during construction. All work is verified for compliance with the Town's construction

specifications. The CDBG Administrator participates in pre-construction meetings to communicate HUD and Davis-Bacon wage requirements, conducts random worker interviews on-site, and reviews certified payrolls to ensure federal labor standards are being met.

These structured monitoring procedures ensure all CDBG-funded activities in the Town of Greece are implemented with transparency, efficiency, and accountability, and continue to align with HUD requirements and the Town's community development objectives.

Expected Resources

AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)

Introduction

For Program Year 2025, the Town of Greece anticipates receiving \$554,086.00 in Community Development Block Grant (CDBG) funding from the U.S. Department of Housing and Urban Development. In response to increased demand for housing rehabilitation, the Town submitted a proposal for an additional \$250,000 in private funding to support the Greece Residential Improvement Program (GRIP): a grant from ESL Charitable Foundation, which further strengthens GRIP's ability to assist income-eligible homeowners with essential repairs.

The proposed allocation of CDBG resources for the 2025 program year is as follows:

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	554,086.00	0.00	0.00	554,086.00	2,216,344.00	Funding housing rehab, infrastructure, and public services in the Town of Greece.

Table 80 - Expected Resources – Priority Table

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

The Town of Greece successfully leverages its annual CDBG allocation to attract additional funding to expand and enhance program impact. As a result of the GRIP program’s established success, the Town was awarded a matching grant from the ESL Charitable Foundation, which is currently being used to assist additional residents on the GRIP waitlist.

Additionally, a \$250,000 private grant proposal is under review, which, if awarded, will be directed entirely to the GRIP program. These supplementary funds are made possible because the Town already has the necessary infrastructure, staffing, and compliance mechanisms in place through its administration of federal CDBG funds. The GRIP program’s integration with the Department of Technical Services and its alignment with community development priorities makes it a competitive and trusted vehicle for leveraging non-federal funds toward federal housing goals.

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

Two key programs included in the 2025 Action Plan are implemented on publicly owned land or in municipal facilities:

- Department of Public Works Road Program: Infrastructure improvements will take place on town-owned residential streets, targeting low- and moderate-income areas.
- Elder Care Program: Services are delivered from the Town of Greece's Community and Senior Center, which provides essential programming and support for older adults.

These facilities and public spaces are essential assets in carrying out the Town's community development objectives, particularly in support of infrastructure improvement and services for the aging population.

Discussion

The Town of Greece will receive a total of \$554,086.00 in CDBG funding for Program Year 2025, which will be strategically allocated to support housing rehabilitation, public infrastructure, senior services, and general program administration. This federal investment is critical to sustaining and expanding programs that directly benefit low- and moderate-income residents.

The Greece Residential Improvement Program (GRIP) remains the Town's flagship housing rehabilitation initiative and receives the largest share of CDBG funds (\$380,000.00). GRIP is further supported by the Town's successful pursuit of additional private funding, including a \$380,000.00 grant proposal currently under review by the ESL Charitable Foundation. This effort exemplifies how federal funding can be used to leverage private sector support and increase the overall impact of community development programs. If awarded, these funds will help reduce waitlists and expand repair services for income-eligible homeowners.

Other funded activities, such as the Department of Public Works Road Program and Elder Care Program, rely on the use of publicly owned land and municipal facilities to address essential infrastructure and senior support needs. These assets, including the Town's Community and Senior Center, provide a cost-effective foundation for service delivery, maximizing the value of federal resources by eliminating the need for additional capital investment in facilities.

The Town's ability to administer and manage CDBG funding efficiently has built credibility with external partners, enabling additional resource acquisition and ensuring the sustainability of priority programs. Furthermore, the Town is well-positioned to attract private and nonprofit investment through its transparent governance, strong financial oversight, and alignment of funding with identified community needs.

Moving forward, the Town will continue to seek opportunities to blend CDBG funds with private, local, and state resources to meet housing, infrastructure, and supportive service goals outlined in this Consolidated Plan. This multi-source approach is vital to maximizing impact, especially in a time of increasing demand for affordable housing and services for vulnerable populations.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Repair and Conserve Existing Housing Stock	2025	2029	Affordable Housing	Townwide	Housing Rehabilitation	CDBG: \$425,000.00	Public service activities other than Low/Moderate Income Housing Benefit: 175 Persons Assisted Homeowner Housing Rehabilitated: 30 Household Housing Unit
2	Improve Public Infrastructure	2025	2029	Non-Housing Community Development		Public Infrastructure	CDBG: \$129,086.00	Public Facility or Infrastructure Activities for Low/Moderate Income Housing Benefit: 110 Households Assisted
3	Economic Development	2025	2026	Public Services	Townwide	Economic Development	CDBG: \$.00	Jobs created/retained: 1 Jobs

Table 81 – Goals Summary

Goal Descriptions

1	Goal Name	Repair and Conserve Existing Housing Stock
	Goal Description	The Town of Greece will use CDBG funds to preserve and improve its aging housing stock, particularly for low- to moderate-income homeowners and senior residents. Through the Greece Residential Improvement Program (GRIP), the Town provides financial assistance for critical home repairs, including roof replacements, electrical and plumbing updates, code compliance, and accessibility modifications. These improvements ensure homes remain safe, habitable, and energy-efficient, allowing residents to remain in their homes and maintain property values in older neighborhoods. In coordination with partners such as Lifespan, the Town will also support home safety assessments and minor in-home modifications for seniors, such as grab bar installation and fall-prevention improvements. These services extend the livability of housing for aging residents and reduce emergency risks. Additionally, the Elder Care Program complements housing rehab efforts by identifying at-risk seniors and referring them to housing-related support services. While not a direct rehabilitation program, Elder Care plays a vital role in helping seniors access resources that enable them to remain safely in their homes.
2	Goal Name	Improve Public Infrastructure
	Goal Description	In Program Year 2025, the Town of Greece will invest CDBG funds to improve public infrastructure in low- to moderate-income neighborhoods, addressing critical safety, accessibility, and mobility issues. Planned improvements include road resurfacing and reconstruction, sidewalk and curb repairs, drainage and stormwater management, and the installation of ADA-compliant features such as curb cuts, ramps, and detectable warning surfaces. These infrastructure enhancements are coordinated with the Town's Department of Public Works (DPW) and align with the Town's Capital Improvement Plan to target areas most in need of investment and that meet CDBG low/mod benefit criteria. Infrastructure improvements support safer travel for pedestrians, improve neighborhood aesthetics, and help reduce flooding and erosion in residential areas. They are particularly important for residents with mobility challenges, seniors, and individuals who rely on walking or public transit. In addition, these projects directly benefit programs like the Elder Care Program, which provides transportation and outreach services to homebound or isolated seniors. By improving the physical conditions of neighborhoods, these infrastructure projects enhance service delivery and access to community facilities. The Town anticipates completing multiple small- to mid-sized infrastructure projects with 2025 funding, each designed to have a high visible and measurable community impact.

3	Goal Name	Economic Development
	Goal Description	<p>In Program Year 2025, the Town of Greece will support local economic development by sustaining and expanding services that create or retain employment opportunities, particularly in sectors that serve vulnerable populations such as seniors and low- to moderate-income households. While traditional job creation and small business development remain long-term strategies, the Town is focused on targeted economic stabilization efforts through community-based services that employ local residents. A key initiative under this goal is continued funding for the Elder Care Program, which provides transportation, home safety assessments, and social support services to isolated seniors. The program also generates employment for local caregivers and service coordinators—helping sustain jobs within the community’s care economy. While indirect in nature, these investments help strengthen economic resilience by maintaining income streams for workers in elder-focused services and reducing dependency on institutional care. The Town will also continue to explore and support small business engagement and workforce development partnerships that can improve economic mobility for residents in LMI areas. Through these efforts, the Town aims to foster a more inclusive and resilient local economy.</p>

AP-35 Projects - 91.420, 91.220(d)

Introduction

For Program Year 2025, the Town of Greece will fund four projects with its Community Development Block Grant (CDBG) allocation of \$554,086.00 from the U.S. Department of Housing and Urban Development (HUD). These projects were selected to align with the Town's Consolidated Plan goals and to address persistent community development needs, especially among low- and moderate-income (LMI) residents. The selected activities include housing rehabilitation, infrastructure improvements, elder support services and home safety modifications for seniors. All projects reflect the Town's ongoing commitment to improving quality of life, supporting aging in place, and preserving affordable housing.

#	Project Name
1	Greece Residential Improvement Program (GRIP)
2	Department of Public Work Road Program
3	Elder Care Program
4	Lifespan - Home Safe Home Program

Table 82 – Project Information

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

The Town of Greece's allocation priorities for Program Year 2025 reflect a strategic response to persistent community needs and emerging challenges, particularly around aging housing stock, infrastructure, and senior services. Housing Rehabilitation remains the Town's top priority, receiving the largest share of CDBG funding (68.56%) through the Greece Residential Improvement Program (GRIP). GRIP addresses essential housing issues faced by low- and moderate-income homeowners, including emergency repairs, code compliance, accessibility improvements, and energy efficiency upgrades. Preserving the Town's "naturally occurring" affordable housing is one of the most cost-effective strategies for improving housing affordability and quality of life. For this reason, GRIP continues to be prioritized in the Town's overall CDBG budget. Despite these investments, the greatest obstacle remains limited financial resources. GRIP is consistently oversubscribed, with all available funding typically allocated early in the program year. Many eligible applicants are placed on a waiting list due to lack of funding. To address this gap, the Town has submitted a \$380,000 private grant proposal to the ESL Charitable Foundation to help reduce the backlog and expand services. While the grant has not yet been awarded, the Town is optimistic and continues to pursue additional resources to meet the growing demand for assistance. Public Infrastructure Improvements are also prioritized, with CDBG funds supporting roadway resurfacing, sidewalk improvements, and ADA-compliant upgrades in low- and moderate-income neighborhoods. These investments—carried out through the Department of Public Works Road Program—enhance safety, mobility, and overall neighborhood livability, particularly for seniors and individuals with disabilities. In addition, the Town has allocated funds to elder-focused services, including the Elder Care Program and Lifespan's Home Safe Home initiative. These programs promote aging in place by providing transportation, home safety assessments, minor home

modifications, and social support services. These services not only address individual quality-of-life concerns but also reduce the burden on institutional care systems. For Program Year 2025, the Town has allocated zero new CDBG funding to Administration, as sufficient prior-year administrative funds are available to support all eligible planning and delivery activities. The allocation for the Elder Care Program has also been reduced for the year due to the availability of carryover funds, allowing the Town to redirect new resources toward the highest-priority needs, particularly housing rehabilitation, infrastructure improvements, and home safety programs. These funding decisions reflect the Town of Greece's commitment to a balanced, equitable, and needs-driven approach, shaped by community input, stakeholder engagement, and measurable impact.

AP-38 Project Summary

Project Summary Information

1	Project Name	Greece Residential Improvement Program (GRIP)
	Target Area	Townwide
	Goals Supported	Repair and Conserve Existing Housing Stock
	Needs Addressed	Housing Rehabilitation
	Funding	CDBG: \$554,086.00
	Description	This ongoing housing improvement program will provide grants of up to \$7,500 to about 30 low- and moderate-income homeowners for rehabilitation of single-family, owner-occupied homes. Grants of up to \$10,000 may be available for roof replacements. Up to two large-scale projects may be funded under the Program Year 2025 CDBG allocation, each with a maximum award of \$50,000.
	Target Date	8/31/2026
	Estimate the number and type of families that will benefit from the proposed activities	The GRIP program is expected to benefit approximately 30-35 low- to moderate-income households during Program Year 2025. The majority of beneficiaries are anticipated to be elderly homeowners single-person households, and families with fixed or limited incomes who are unable to afford essential home repairs. Many of the assisted households will also include individuals with disabilities or mobility challenges. Improvements will focus on health and safety repairs, code compliance, accessibility modifications, and energy efficiency upgrades that allow residents to remain safely in their homes.
	Location Description	GRIP projects will be carried out townwide , with priority given to owner-occupied homes located in CDBG-eligible census block groups and neighborhoods where the housing stock is aging and in need of repair. While GRIP is not geographically limited to specific streets or districts, the program primarily serves low- and moderate-income areas throughout the Town of Greece, in alignment with CDBG eligibility requirements.

	Planned Activities	<ul style="list-style-type: none"> Grants will pay for only essential rehabilitation projects, including health and safety repairs, accessibility improvements, structural and major system repairs, and energy conservation upgrades. Projects may include roof replacement, plumbing, electrical upgrades, accessibility features, and energy efficiency work.
2	Project Name	Department of Public Work Road Program
	Target Area	
	Goals Supported	Improve Public Infrastructure
	Needs Addressed	Public Infrastructure
	Funding	CDBG: \$554,086.00
	Description	This project consists of improvements of a residential street located within one of Greece's Community Development target areas. Improvements will include but not be limited to upgrading the condition of the roadways, including gutters, utilities, and sidewalks, alongside the road.
	Target Date	8/31/2026
	Estimate the number and type of families that will benefit from the proposed activities	The proposed DPW infrastructure improvements are expected to benefit approximately 110 low- and moderate-income households, depending on the scope and specific locations of the roadway and sidewalk improvements completed during the program year. The majority of beneficiaries reside in older neighborhoods where street conditions, drainage systems, and pedestrian infrastructure are deteriorating.
	Location Description	The DPW-led infrastructure improvements will take place in low- and moderate-income areas in the Dewey/Stone area, as determined by HUD income-eligible block groups and local capital improvement assessments.
	Planned Activities	This project consists of improvements of a residential street located within one of Greece's Community Development target areas. Improvements will include but not be limited to upgrading the condition of the roadways, including gutters, utilities, and sidewalks, alongside the road.
	Project Name	Elder Care Program

3	Target Area	Townwide
	Goals Supported	Repair and Conserve Existing Housing Stock Economic Development
	Needs Addressed	Housing Rehabilitation Economic Development
	Funding	CDBG: \$554,086.00
	Description	This activity, which is administered by the Town's Center at Greece Town Hall provides assessment and support services, such as transportation to frail and isolated persons 55 and older. The program is designed to promote independence and support services to promote aging in place.
	Target Date	8/31/2026
	Estimate the number and type of families that will benefit from the proposed activities	The Elder Care Program is expected to benefit approximately 75 elderly individuals in Program Year 2025. Most participants are socially isolated or face physical or financial challenges that limit their ability to access services independently. Many clients are also referred to additional housing support services, such as Lifespan's Home Safe Home initiative, making the program a key entry point to broader stabilization efforts.
	Location Description	The Elder Care Program serves clients townwide across the Town of Greece.
	Planned Activities	This activity, which is administered by the Town's Center at Greece Town Hall provides assessment and support services, such as transportation to frail and isolated persons 65 and older. The program is designed to promote independence and support services to promote aging in place. This activity supports economic development by sustaining local caregiving jobs and related service providers in the community.
4	Project Name	Lifespan - Home Safe Home Program
	Target Area	Townwide
	Goals Supported	Repair and Conserve Existing Housing Stock
	Needs Addressed	Housing Rehabilitation

Funding	CDBG: \$554,086.00
Description	The allocation of block grant funds will enable Lifespan of Greater Rochester, Inc. to provide safety assessments and minor home modifications for approximately 100-135 homes occupied by owners who are 62 and older.
Target Date	8/31/2026
Estimate the number and type of families that will benefit from the proposed activities	The Lifespan Home Safe Home initiative is expected to assist approximately 100-135 homeowners during Program Year 2025. Beneficiaries typically include seniors who require minor home modifications and safety improvements to prevent falls and enhance accessibility, enabling them to live independently and safely in their own homes.
Location Description	Activities will be conducted townwide throughout the Town of Greece.
Planned Activities	Safety assessments and minor home modifications for approximately 135 homes occupied by owners who are 62 and older.

AP-50 Geographic Distribution - 91.420, 91.220(f)

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

For the 2025 Program Year, 23.29% of CDBG funding will be designated for public infrastructure improvements (road reconstruction) in the Dewey/Stone Target Area. The remainder of funds where assistance will be directed are at a town-wide basis, as long as applicants comply with the individual requirements of those activities.

Percentage of Funds:

- Greece Residential Improvement Program (GRIP): 68.56%
- Department of Public Works Road Program: 23.29%
- Elder Care Program: 5.42%
- Lifespan of Greater Rochester – Home Safe Home Program: 2.71%
- General Administration: 0%

Geographic Distribution

Target Area	Percentage of Funds

Table 83 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The Town of Greece's geographic allocation of CDBG funds prioritizes areas with a higher proportion of low- and moderate-income (LMI) households, as well as neighborhoods with larger minority populations, to ensure the equitable distribution of resources. The Greece Residential Improvement Program (GRIP) is townwide, but there is a specific emphasis on targeting neighborhoods where housing conditions are substandard and the need for repairs is highest among LMI residents.

In line with this, the Department of Public Works Road Program is directed to areas such as the Dewey/Stone CDBG Target Area, which encompasses a concentration of LMI households. Infrastructure investments in this area—such as road reconstruction, sidewalk enhancements, and sewer improvements—directly improve accessibility, safety, and neighborhood quality.

The Elder Care Program and Lifespan's Home Safe Home Program are also available townwide but prioritize assistance for frail, isolated seniors who are primarily located in LMI and minority-populated neighborhoods. These programs aim to support older adults in maintaining independence and safety in their homes.

Overall, the Town's allocation approach is designed to address critical needs in areas where residents

face the greatest economic challenges. By focusing on LMI neighborhoods and those with higher minority concentrations, the Town ensures that CDBG resources are effectively distributed to foster inclusivity and improve living conditions for the most vulnerable populations.

Discussion

The rationale behind the geographic distribution of CDBG funds is to maximize the impact of available resources by targeting areas with high needs. Areas that experience higher levels of poverty, aging housing stock, and limited access to services are prioritized, as they tend to be home to residents who face the greatest barriers to accessing essential housing improvements, infrastructure, and supportive services.

The Town of Greece ensures that investments are allocated based on data-driven assessments and community input. While the Townwide approach of programs such as GRIP and Elder Care allows for broad access, targeted investments in specific neighborhoods like Dewey/Stone reinforce efforts to address concentrated pockets of poverty and minority populations that are underserved in comparison to other areas of the town.

By maintaining this strategic focus on geographic need, the Town effectively uses its CDBG funds to support the sustainability and resilience of its most vulnerable populations.

AP-85 Other Actions - 91.420, 91.220(k)

Introduction

As identified in the 2020 U.S. Census, nearly 20% of the Town of Greece's population is age 65 or older—a demographic trend that continues to shape the Town's community development priorities. Through the 2025–2029 Consolidated Plan, the Town of Greece reaffirms its commitment to addressing the housing, safety, and service needs of older residents and other vulnerable populations. Utilizing Community Development Block Grant (CDBG) resources, the Town will continue implementing programs that enable seniors and low- and moderate-income households to maintain housing stability, age in place safely, and access supportive services. These initiatives directly support HUD's goals of providing decent housing, creating a suitable living environment, and expanding economic opportunity.

Actions planned to address obstacles to meeting underserved needs

The Town recognizes the growing demand for affordable and accessible housing options, particularly among the aging population and households earning below 80% of area median income (AMI). Challenges such as limited affordable rental inventory and extensive waiting lists for senior housing developments persist. To address these barriers, the Town's Department of Development Services will continue proactive collaboration with private developers and regional partners to expand affordable housing stock, including senior-focused developments.

Actions planned to foster and maintain affordable housing

The Town will continue to preserve and enhance affordable housing through targeted, outcome-based interventions:

- Greece Residential Improvement Program (GRIP): This long-standing initiative will continue providing rehabilitation grants and technical assistance to eligible low- and moderate-income homeowners, ensuring housing units are preserved, health and safety hazards are mitigated, and the aging housing stock remains viable.
- Home Safe Home Program (Lifespan of Greater Rochester): The Town will maintain support for this critical program, which provides home safety modifications (e.g., grab bars, railings, ramps) to enable seniors to age in place safely and avoid premature institutionalization.
- Elder Care Program: Administered by the Town's Community and Senior Center, this program will continue delivering case management and supportive services to frail, isolated, and homebound seniors, helping them remain in their homes and connected to community resources.

These programs directly contribute to HUD's national objective of providing decent, affordable housing

and sustaining viable neighborhoods.

Actions planned to reduce lead-based paint hazards

The Town remains committed to protecting residents from lead-based paint hazards. Through GRIP-funded rehabilitation projects, the Department of Technical Services will ensure that federally funded home improvements comply with HUD's Lead Safe Housing Rule. Certified inspectors will evaluate homes for lead risks, and appropriate remediation measures will be undertaken, prioritizing the health and safety of children and families in older housing stock.

Actions planned to reduce the number of poverty-level families

According to 2022 American Community Survey estimates, approximately 10% of Greece's population lives below the federal poverty level. The Town will continue to deploy CDBG funds to stabilize and strengthen vulnerable households by supporting essential services, home repairs, and safety modifications that reduce financial stress and housing insecurity. Additionally, the Town's broader community development strategy emphasizes job creation and economic revitalization, contributing to long-term poverty reduction and increased self-sufficiency among low-income residents.

Actions planned to develop institutional structure

The Town recognizes that reducing poverty and addressing community needs requires a coordinated and robust institutional structure. As such, Greece will continue fostering partnerships with housing developers, service providers, and workforce organizations. Of particular significance is the planned redevelopment of over 500 acres of publicly owned land along the Erie Canal, which will position Greece as a regional employment hub. This mixed-use development will generate new job opportunities across office, light industrial, manufacturing, and service sectors, directly supporting HUD's objective of expanding economic opportunities for low- and moderate-income residents.

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

The Town will continue to strengthen coordination with public agencies, nonprofit organizations, and private partners to deliver comprehensive housing and supportive services. Key collaborations include active participation in Partners Ending Homelessness (PEH)—the local Continuum of Care—and engagement in the Rochester Energy Efficiency & Weatherization (RENEW) program. By leveraging these partnerships, the Town aims to maximize resources, streamline service delivery, and amplify its impact on homelessness prevention, housing rehabilitation, and energy efficiency.

Discussion

The Town of Greece's comprehensive approach to community development in Program Year 2025 will

focus on revitalizing aging neighborhoods, enhancing housing stability, and expanding economic opportunity. Infrastructure investments, such as roadway improvements in the Dewey/Stone target area (Census Tract 138), will be complemented by ongoing housing rehabilitation activities through GRIP. These coordinated actions aim to create safe, sustainable, and vibrant neighborhoods that support long-term residency and enhance quality of life for all residents, consistent with the Town's Consolidated Plan priorities and HUD's national objectives.

Program Specific Requirements

AP-90 Program Specific Requirements - 91.420, 91.220(l)(1,2,4)

Introduction

For Program Year 2025, the Town of Greece anticipates receiving \$554,086.00 in Community Development Block Grant (CDBG) funding from the U.S. Department of Housing and Urban Development.

The proposed allocation of CDBG resources for the 2025 program year is as follows:

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(l)(1)

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

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

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	0.00%

Discussion

Appendix - Alternate/Local Data Sources

Sort order	Type	Data Source Name	List the name of the organization or individual who originated the data set.	Provide a brief summary of the data set.	What was the purpose for developing this data set?	Provide the year (and optionally month, or month and day) for when the data was collected.	Briefly describe the methodology for the data collection.	Describe the total population from which the sample was taken.	Describe the demographics of the respondents or characteristics of the unit of measure, and the number of respondents or units surveyed.	How comprehensive is the coverage of this administrative data? Is data concentrated in one geographic area or among a certain population?	What time period (provide the year, and optionally month and day) is covered by this data set?	What is the status of the data set (complete, in progress, or planned)?
<TYPE=[pivot_table] VERSION=[2] REPORT_GUID=[884DC1E44796F035A521FE96F1A3ABF2]>												

Executive Summary

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

1. Introduction

Irondequoit's 5-year Consolidated Plan provides the Town with the guidance it needs to identify the community's highest priorities and needs and the actions that must be taken to address them within the limitations imposed by available resources. While intended primarily as a planning tool geared to the requirements of Irondequoit's Community Development Block Grant Program, the Town also sees the

Strategic Plan providing direction for other programs, activities, and partnerships in which it participates.

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

The Town's key objectives are to:

4. Maintain and improve existing housing stock
5. Improve deteriorated infrastructure in low- and moderate-income neighborhoods
6. Develop and improve public facilities that serve the elderly and/or low- and moderate-income residents
7. Provide needed services to seniors, disabled, and low-income households
8. Ensure an adequate supply of decent affordable housing
9. Support economic development

3. Evaluation of past performance

The Town continues to depend upon performance measures, as required by HUD, to monitor the effectiveness of its housing and community development projects. In addition, Irondequoit will continue to require all applicants for block grant funding to submit, as part of their proposal packages, the standards and procedures they will use to monitor the progress of their projects. When determining which activities to fund on an annual basis, the Town Board, with input from the Town's Community Development Advisory Committee, will use a list of selection criteria that were designed to ensure long-term compliance with program requirements and comprehensive planning requirements.

4. Summary of citizen participation process and consultation process

Irondequoit's citizen participation process has evolved over the 40 years that the Town has participated in the Community Development Block Grant Program, and incorporates the experiences gained over that period. Irondequoit's Community Development Advisory Committee, the group charged with advising the Town Board regarding the Town's Preliminary Community Development Action Plan, includes representatives from Town departments as well as citizen members. Citizen participation in the plan has been facilitated by revisions made to the application package, which the Town provides to those wishing to submit a proposal for block grant funding. This package now includes extensive background information about the block grant program and the procedures and policies followed by the Town when selecting proposals for funding. To ensure maximum citizen awareness and participation in Irondequoit's Annual Action Plan, a detailed description of the proposed activities is published in the Town's legal newspaper, prior to holding a Town Board public hearing on the Plan.

5. Summary of public comments

There have been no public comments made on the Consolidated Plan.

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

There have been no comments rejected.

7. Summary

The Process

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

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

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

Agency Role	Name	Department/Agency
CDBG Administrator	IRONDEQUOIT	Town Comptroller

Table 84– Responsible Agencies

Narrative

The Town Comptroller's office is Irondequoit's lead agency for overseeing the development of the Town's Consolidated Plan. Irondequoit's Community Development consultant, in addition to other CDBG administrative responsibilities, works closely with the Comptroller to prepare the plan in consultation with various town officials and staff members.

Consolidated Plan Public Contact Information

The Town Comptroller works closely with Irondequoit's Community Development consultant to prepare the Consolidated Plan. Each year, the Town Comptroller requests proposals from interested entities for use of CDBG funds during the upcoming Federal fiscal year. The Comptroller also collects information in-house from the town officials and departments that participate in or benefit from Irondequoit's community block grant program, including Irondequoit's Supervisor, DPW Commissioner, Director of Community Development, and Director of Parks and Recreation. The Town's CDBG Consultant reviews proposals and advises the Town regarding their eligibility for CDBG funding. The Town's Community Development Advisory Committee reviews the proposals, and evaluates them based on their consistency with the Town's Consolidated Plan, readiness, feasibility, need equity, past performance, support, and leveraging.

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

1. Introduction

The Town of Irondequoit consults with agencies and organizations that have participated in and those who express interest in CDBG-funded activities. As Irondequoit does not have a public housing agency, it depends upon the Rochester Housing Authority to provide public housing programs within its jurisdiction. For example, the Rochester Housing Authority administers the federally funded Section 8 Voucher and Project-based programs in Monroe County towns including Irondequoit.

Irondequoit allocates a portion of its annual funding to various service agencies which provide services to low- income households and the elderly.

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

The Town of Irondequoit relies on the Rochester Housing Authority to provide public housing services and refers service agencies and organizations to the RHA to facilitate coordination. To meet the needs of the homeless, the Town participates in the Rochester/Monroe County Continuum of Care Team, which includes representatives of local governments and organizations that deal with issues related to homelessness.

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

Town officials refer people in need of housing and organizations that serve these people to Partners Ending Homelessness, the Continuum of Care organization that serves Rochester, Irondequoit, and Monroe County.

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

The Town consults with the CoC to facilitate communications with organizations that may seek to develop facilities and provide services to benefit homeless people.

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

Table 85– Agencies, groups, organizations who participated

1	Agency/Group/Organization	Partners Ending Homelessness
	Agency/Group/Organization Type	Services-homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The Town had an in-person meeting with the CoC and talked about intake and needs within the Town.
2	Agency/Group/Organization	MONROE COUNTY
	Agency/Group/Organization Type	Other government - County
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Irondequoit collaborates with Monroe County and the Town of Greece to prepare and maintain an Analysis of Impediments to fair housing and an Action Plan to address these impediments. As a member of Monroe County's HOME Consortium, Irondequoit has been able to participate in federally funded housing programs that the Town wouldn't otherwise not be eligible for.
3	Agency/Group/Organization	HOUSING COUNCIL IN MONROE COUNTY AREA, INC
	Agency/Group/Organization Type	Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	The Town relies upon the services and expertise of the Housing Council, a local not-for-profit agency that provides housing services to homeowners, renters, and landlords, to help it identify needs, compile data and implement programs to address the housing elements of its Consolidated Plan. The Housing Council provided information to Town officials and the CDBG Advisory Committee to review housing market trends and the need for counseling and other services for foreclosure prevention.
4	Agency/Group/Organization	Irondequoit Community Cupboard, Inc
	Agency/Group/Organization Type	Services-Health
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Representatives of ICC provided information to Town officials and the CDBG Advisory Committee regarding the need for food among low-income families and youth. The result of the consultation was a decision to allocate funds to distribute healthy food items to Irondequoit households and youth.
5	Agency/Group/Organization	Catholic Charities Family and Community Services
	Agency/Group/Organization Type	Services-Elderly Persons
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	CCFCS provided information to Town officials and the CDBG Advisory Committee regarding the need for services to seniors, including care management, help with household chores, and transportation. The result of the consultation was a decision to allocate CDBG funds for elder care services that are coordinated through the CCFCS.
6	Agency/Group/Organization	Lifespan of Greater Rochester Inc.
	Agency/Group/Organization Type	Services-Elderly Persons
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs

	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	Lifespan provided information to Town staff and the CDBG Advisory Committee regarding the needs of seniors for home safety assessments and repairs. The result of the consultation was allocation of CDBG funds to continue a program to provide these services.
7	Agency/Group/Organization	Rochester Housing Authority
	Agency/Group/Organization Type	PHA
	What section of the Plan was addressed by Consultation?	Public Housing Needs
	How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination?	RHA administers the Section 8 housing voucher program that benefits households in Irondequoit.

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

None. The Town issued a public invitation for projects and welcomed all input.

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

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Rochester/ Monroe County CoC	Irondequoit's housing counseling and assistance to low-income homeowners helps to prevent homelessness.

Table 86– Other local / regional / federal planning efforts

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

Irondequoit participates in the Monroe County consortium for the HOME program and collaborated with Monroe County and the Town of Greece to prepare an Analysis of Impediments to Fair Housing and Action Plan to address these impediments. Irondequoit, Greece and Monroe County meet periodically to

discuss common concerns relating to fair housing, housing rehabilitation program administration, and HUD program administration.

Narrative

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

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

Irondequoit's citizen participation process has evolved over the 40 years that the Town has had its Community Development Block Grant Program, and incorporates the experiences gained over that period. Irondequoit's Community Development Advisory Committee, the group charged with advising the Town Board regarding the Town's Preliminary Annual Action Plan, includes representatives from Town departments as well as citizen members. This group reconvenes annually to advise the Town Board regarding subsequent annual plans and funding allocations. Citizen participation in the plan has been facilitated by information included in the application package, which the Town provides to those wishing to submit a proposal for Community Development Block Grant funding. This package includes extensive background information about the block grant program and the procedures and policies followed by the Town when selecting proposals for funding. To ensure maximum citizen awareness and participation in Irondequoit's Annual Action and Consolidated Plan, a detailed description of the proposed activities is published in the Town's legal newspaper, prior to holding a Town Board public hearing on the Plan. A copy of the application, Annual Action Plan, and Consolidated Plan is available in the comptroller's office for any member of the public to review.

Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Public Meeting	Non-targeted/broad community	None in attendance commented on the draft Consolidated Plan.	Not applicable. No comments received.	Not applicable. There were no comments that weren't accepted.	
2	Newspaper Ad	Non-targeted/broad community	There were no responses received.	No comments were received.	Not applicable. There were no comments that weren't accepted.	
3	Internet Outreach	Non-targeted/broad community	There were no responses received.	No comments were received.	Not applicable. There were no comments that weren't accepted.	https://irondequoit.gov/ArchiveCenter/ViewFile/Item/70

Table 87– Citizen Participation Outreach

Needs Assessment

NA-05 Overview

Needs Assessment Overview

Irondequoit's primary needs are related to:

10. Maintain and improve residential neighborhoods
11. Improve deteriorated infrastructure in low- and moderate-income neighborhoods
12. Develop and improve public facilities that serve the elderly and/or low- and moderate-income residents
13. Provide needed services to seniors and low-income households
14. Ensure an adequate supply of decent affordable housing
15. Support economic development

Irondequoit's allocation of CDBG funds responds to these priority needs.

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

NA-50 Non-Housing Community Development Needs - 91.415, 91.215 (f)

Describe the jurisdiction's need for Public Facilities:

The Town recognizes that as a community with an unusually large and growing number of senior citizens, many of whom are low- and moderate-income, it must provide supportive services and facilities that complement and expand upon those that are funded by other public- and private-sector entities. This will become an even higher priority as Irondequoit's elderly population continues to grow and age.

The Town maintains a community center to support services to the Town's senior citizens as well as neighborhood parks in residential areas where a majority of the population reside in low- or moderate-income households. Other public facilities include a food pantry operated by Irondequoit Community Cupboard. The Town continues to expand and improve facilities that improve access to these services.

Additional facilities for youth recreation, health, and other services are needed in the Town's low- and moderate-income neighborhoods and in locations that serve these residents.

How were these needs determined?

Need for improvements to facilities that provide access to senior services were identified through a collaborative process involving staff and users of existing facilities. Agency staff who interact with user of facilities communicate needs to the Town through proposals for facility improvements.

The need for additional facilities for youth recreation, health, and other services was identified based on observations by Town officials and input from residents. The Town Department of Public Works conducted a study to identify neighborhoods that lacked nearby recreation facilities. The coronavirus pandemic made the need for health-related facilities more pressing and five years later, that has continued to be the case.

Describe the jurisdiction's need for Public Improvements:

Irondequoit is an older, developed inner-ring suburban community with aging public facilities and infrastructure systems. The upgrading or replacement of obsolete and inadequate public infrastructure systems is critical to the preservation of Irondequoit's older residential neighborhoods, which contain the majority of the community's large stock of affordable, owner-occupied housing. By maintaining these neighborhoods and making them more desirable places in which to live, the Town seeks to ensure their continued viability and availability to lower-income households.

In addition, infrastructure improvements in strategic locations can leverage private investment that creates jobs, revitalizes business districts and/or improves residents' access to goods and services.

How were these needs determined?

The Town DPW Commissioner assesses the condition of infrastructure throughout the Town on a regular basis and establishes priorities annually, in cooperation with the Town Board and CDBG Advisory Committee.

Describe the jurisdiction's need for Public Services:

The Town recognizes the large and growing need for supportive services of Irondequoit's most vulnerable groups of residents: senior citizens, the frail and isolated elderly and the disabled, as well as residents with low- and moderate- incomes. Food insecurity is a need that has increased with recent increases in cost and inflation. Services that support the Town's growing population of senior citizens continue to be a priority. Low- and moderate-income residents continue to need assistance with housing counseling and other services.

How were these needs determined?

Irondequoit works closely with service providers to document the needs of seniors, low- and moderate-income households, and persons with disabilities. To obtain a comprehensive understanding of the needs of seniors, the Town conducted a comprehensive study to assess needs and service gaps. The Town regularly consults with representatives from The Housing Council, Lifespan, Catholic Charities Family and Community Services, and Irondequoit Community Cupboard about the needs of Town residents and services required to address those needs.

Based on the needs analysis above, describe the State's needs in Colonias

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

Irondequoit's housing market is characterized by an older housing stock and relatively stable prices. Housing in Irondequoit is considered to be among the most affordable in suburban Monroe County and was recently ranked as the number one community for first time homebuyers by realtor.com. But with a strong school district and commercial retail within walking distance, homes in Irondequoit have seen an increase in value in recent years, making it more difficult for those with fixed incomes to stay in their homes. Because Irondequoit is an older suburban community that is almost completely developed, there is little new housing construction. A high percentage of Irondequoit's housing stock consists of modest, older single-family homes, which can be costly to maintain.

MA-45 Non-Housing Community Development Assets - 91.410, 91.210(f)

Introduction

Economic Development Market Analysis

Business Activity

Business by Sector	Number of Workers	Number of Jobs	Share of Workers %	Share of Jobs %	Jobs less workers %
Agriculture, Mining, Oil & Gas Extraction	44	0	0	0	0
Arts, Entertainment, Accommodations	2,516	1,625	12	17	5
Construction	877	351	4	4	0
Education and Health Care Services	6,106	3,196	28	33	5
Finance, Insurance, and Real Estate	1,423	415	7	4	-3
Information	492	27	2	0	-2
Manufacturing	2,488	143	11	1	-10
Other Services	985	537	5	6	1
Professional, Scientific, Management Services	2,554	597	12	6	-6
Public Administration	0	0	0	0	0
Retail Trade	2,910	2,441	13	25	12
Transportation and Warehousing	497	291	2	3	1
Wholesale Trade	905	95	4	1	-3
Total	21,797	9,718	--	--	--

Table 88 - Business Activity

Data Source Comments:

Labor Force

Total Population in the Civilian Labor Force	27,220
Civilian Employed Population 16 years and over	25,970
Unemployment Rate	4.57
Unemployment Rate for Ages 16-24	12.89
Unemployment Rate for Ages 25-65	3.50

Table 89 - Labor Force

Data Source Comments:

Occupations by Sector		Number of People
Management, business and financial	96,770	
Farming, fisheries and forestry occupations	980	
Service	2,235	
Sales and office	5,940	
Construction, extraction, maintenance and repair	1,635	
Production, transportation and material moving	1,335	

Table 90 – Occupations by Sector

Data Source Comments:

Travel Time

Travel Time	Number	Percentage
< 30 Minutes	20,164	85%

Travel Time	Number	Percentage
30-59 Minutes	3,033	13%
60 or More Minutes	642	3%
Total	23,839	100%

Table 91 - Travel Time

Data Source Comments:

Education:

Educational Attainment by Employment Status (Population 16 and Older)

Educational Attainment	In Labor Force		Not in Labor Force
	Civilian Employed	Unemployed	
Less than high school graduate	645	80	495
High school graduate (includes equivalency)	4,320	175	1,355
Some college or Associate's degree	6,825	470	1,475
Bachelor's degree or higher	9,790	205	770

Table 92 - Educational Attainment by Employment Status

Data Source Comments:

Educational Attainment by Age

	Age				
	18–24 yrs	25–34 yrs	35–44 yrs	45–65 yrs	65+ yrs
Less than 9th grade	8	190	55	110	570
9th to 12th grade, no diploma	275	150	65	650	925
High school graduate, GED, or alternative	795	1,090	975	3,780	3,910
Some college, no degree	1,000	1,655	1,000	2,470	2,005
Associate's degree	240	740	650	2,245	1,045
Bachelor's degree	490	1,865	1,545	2,795	1,720
Graduate or professional degree	35	885	1,590	2,085	1,430

Table 93 - Educational Attainment by Age

Data Source Comments:

Educational Attainment – Median Earnings in the Past 12 Months

Educational Attainment	Median Earnings in the Past 12 Months
Less than high school graduate	20,107
High school graduate (includes equivalency)	32,641
Some college or Associate's degree	42,607
Bachelor's degree	53,141
Graduate or professional degree	62,574

Table 94 – Median Earnings in the Past 12 Months

Data Source Comments:

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

Three major employment sectors provide 75 percent of the jobs that are located within the Town of Irondequoit:

- Education and Health Care Services with 3,196 jobs (33% of total)
- Retail Trade with 2,441 jobs (25% of total)
- Arts, Entertainment, Accommodations with 1,625 jobs (17% of total)

In addition, 1,549 jobs are provided in Finance, Insurance and Real Estate; Professional, Scientific, Management Services; and Other Services.

Describe the workforce and infrastructure needs of the business community:

Businesses in the Town rely on infrastructure that is older and in some areas in need of improvement. This infrastructure includes streets, drainage, water and sewer facilities, as well as energy and telecommunications.

Irondequoit businesses draw employees from the larger Rochester metropolitan area. The Town relies on County and regional entities to provide needed workforce training.

Many businesses located in the Town, especially retail, service, and construction, provide goods and services that Town residents rely on. Supporting businesses helps to ensure that residents continue to have access to necessary goods and services as well as employment near their homes.

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

Irondequoit's commercial corridors continue to evolve to serve community needs. Investment in infrastructure may be appropriate to support business development and revitalization of these areas. Additional investment can also assist in creating walkable and bikeable neighborhoods and communities within the Town and infill some vacant and underutilized parcels.

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

Approximately 45% of employed Irondequoit residents have at least a 4-year degree. Residents with minimal education, a high school diploma or some college may find employment within the Town in the education or health services fields, retail or accommodations, or in service businesses.

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

The mission of Monroe County Workforce Development is to, "stimulate the local economy by providing resources to those seeking employment, education, and training services."

RochesterWorks! assists job seekers with programs, services, and events no matter what stage a person is in in their career in Monroe County. They partner with the City of Rochester, Monroe County, and the NYS Department of Labor and administer federal workforce development funds for the County.

COMIDA, the Monroe County's Industrial Development Agency, focuses on retention and the creation of jobs by supporting businesses, developers, and local government in economic development activities, by connecting them to financing and incentives.

Economic and Workforce Development Center, a part of Monroe Community College, manages several workforce development centers to leverage market employment information to offer education and training to address any skill gaps and move employees successfully into the workforce.

YouthBuild, a collaboration between the Urban League of Rochester and RochesterWorks! Adult, supports training in construction as well as GED classes and job placement for high school dropouts ages 18-24. Students can also participate in YouthBuild Green which focuses on environmental awareness and green construction.

Adult Career and Continuing Education Services - Vocational Rehabilitation (ACCES-VR) provides training assessments and evaluations along with tutoring services and job coaching.

These workforce development programs complement the Town's CDBG program by providing additional support to residents with low- and moderate- incomes as well as the ability to add to the Town's economy.

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

Yes

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

The Town worked with the Genesee-Finger Lakes Regional Planning Council (GFL-RPC) to prepare the 2021-2025 Comprehensive Economic Development Strategy (CEDS) for the nine-county GFL region.

The Town's continued investment in infrastructure aligns with Goal 3 of the CEDS: "Assist in Improving the Infrastructure of the District." The Town's investment in housing rehabilitation and infrastructure help to advance Goal 9 of the CEDS: "Advance Community Development and Encourage Main Street Revitalization and Historic Preservation," specifically Objective 9B: "Provide stable housing opportunities within the Region."

The Town prepared a Comprehensive Plan in 2014. The Plan's Economic Basis for Recommended Strategies and Actions documented that 90% of the Town's tax base is tied directly to the health of its neighborhoods. This component of the Plan discusses the interaction between the Town's neighborhoods and its commercial community and how that relationship can be improved for increased economic growth. Recommended strategies include: new housing development; stabilization of neighborhoods that may be in physical decline; enhancing housing opportunities for seniors; enhancing the quality of commercial development; and providing incentives for existing businesses to make improvements and expand.

The Consolidated Plan aligns with the goals of the Town's Comprehensive Plan by strengthening neighborhoods through the Home Improvement Program, repairing and updating properties that may have code and safety issues; Home Safe Home, which allows seniors to age in place; and street tree planting and sidewalk and infrastructure improvements, which promote walkability as well as making neighborhoods more welcoming and accessible.

Discussion

MA-50 Needs and Market Analysis Discussion

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

Cost-burdened households - those that pay more than 30% or more than 50% of their income on housing costs – are concentrated in certain block groups. Census Block Groups with a higher percentage households spending >30% of their household income on housing than the overall Town average of 25.4% are shown in the attached.

Households with multiple housing problems are concentrated in certain Census Tracts. Among owner-occupied housing units townwide, 17.7% of owner-occupied housing units and 52.4% of renter-occupied housing units have one or more housing unit problems (lack of complete kitchen facilities, lack of complete plumbing facilities, overcrowding, or cost burden.) A map of areas with the most housing problems is attached.

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

Several Census Block Groups in the Town have a higher percentage of non-white residents (other than “White Alone” as reported in the 2018-2023 American Community Survey) than the 22.6 % in Town as a whole. Some but not all of these block groups coincide with block groups with a high proportion of households with low- and moderate-incomes. A map of those concentrations is attached.

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

The neighborhoods with most need are predominantly residential, with older housing stock.

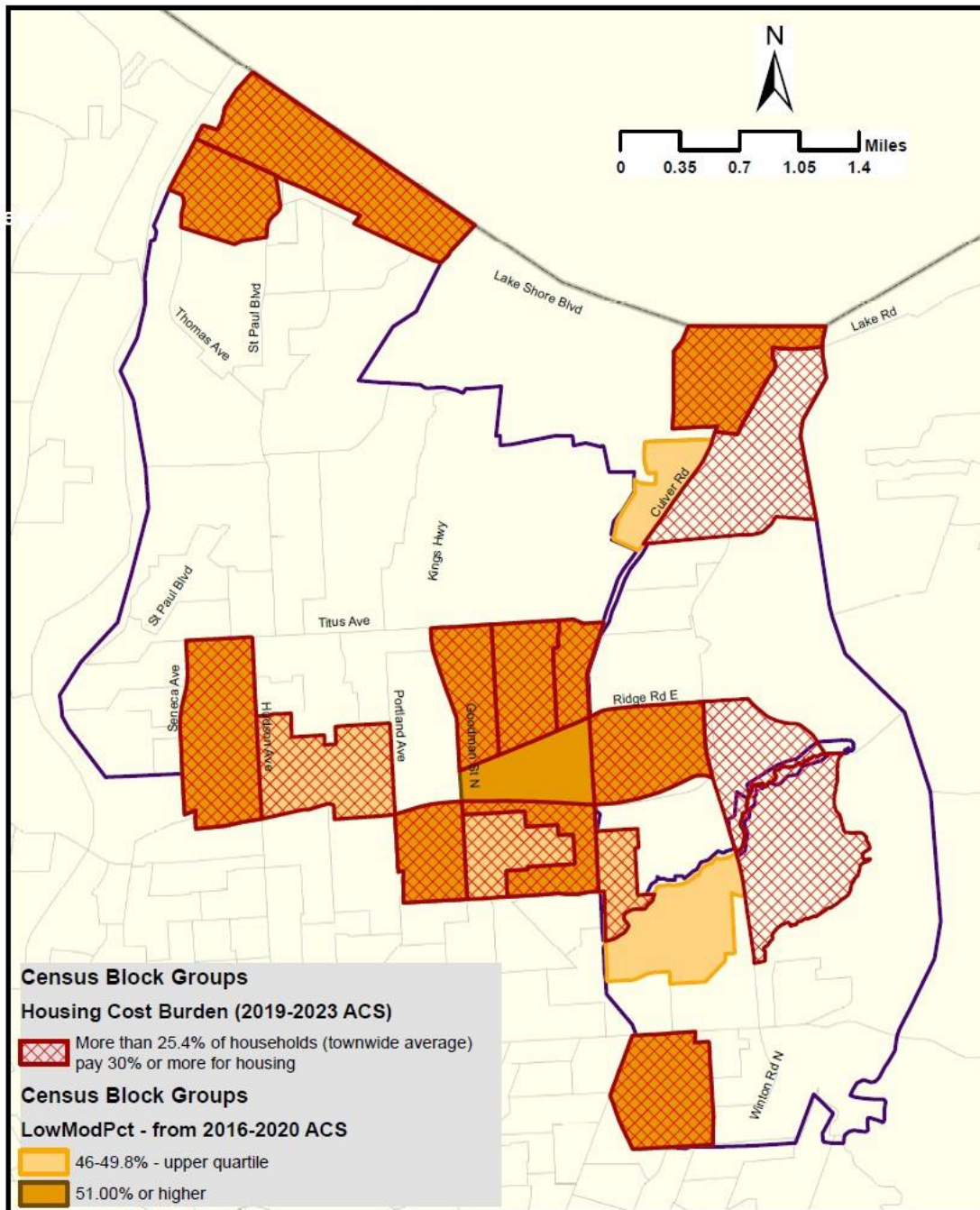
Are there any community assets in these areas/neighborhoods?

Community facilities include Spezio Park along St. Paul Boulevard, and East Irondequoit Middle School on Densmore Avenue. Other assets include Seabreeze Amusement Park and the street system maintained by the Town.

Are there other strategic opportunities in any of these areas?

There are opportunities for housing rehabilitation in all of the areas with disproportionate needs.

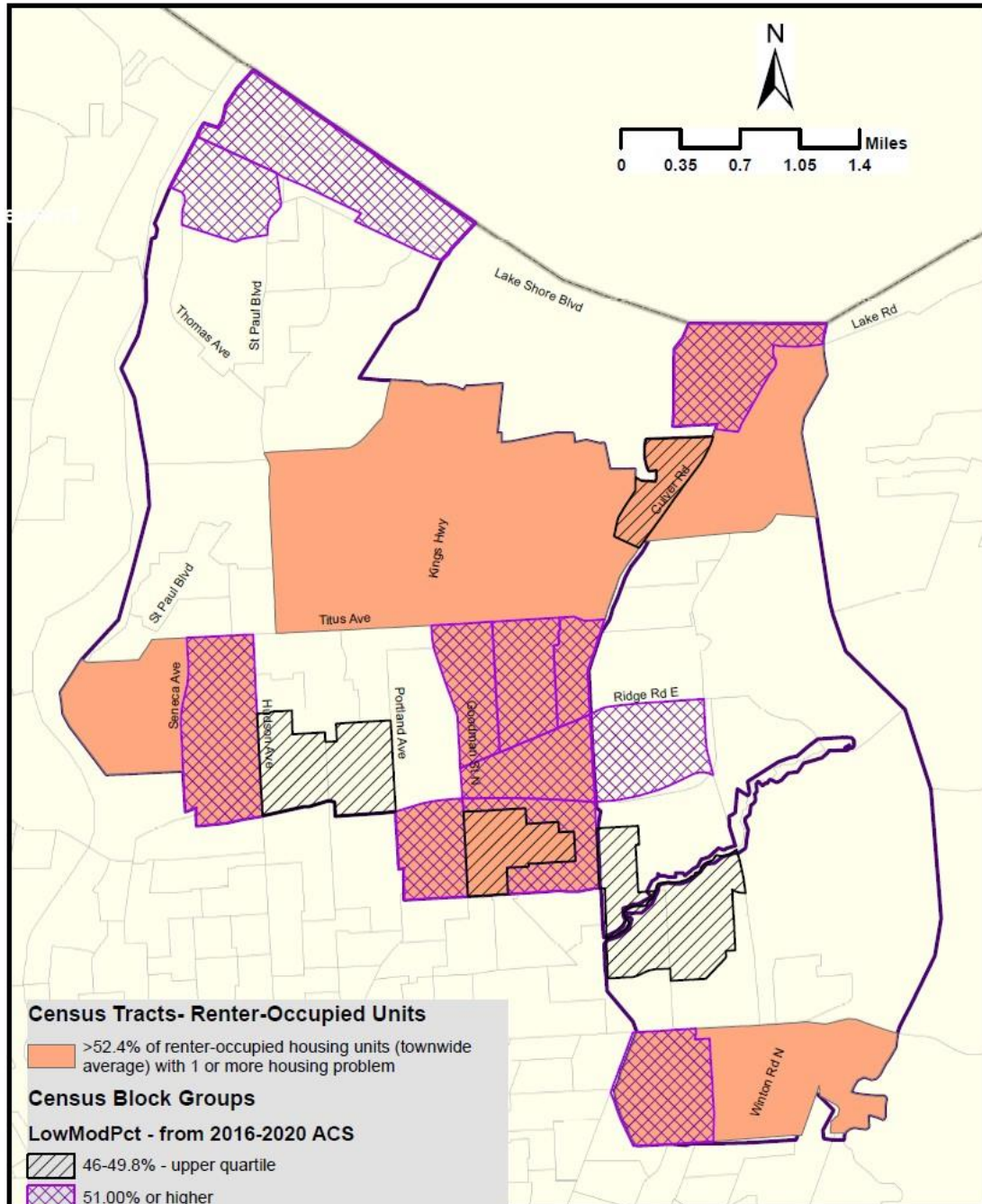
CDBG Eligible Census Block Groups
Concentrations of Housing Cost Burden
Town of Irondequoit 2025 Consolidated Plan



Service Layer Credits:

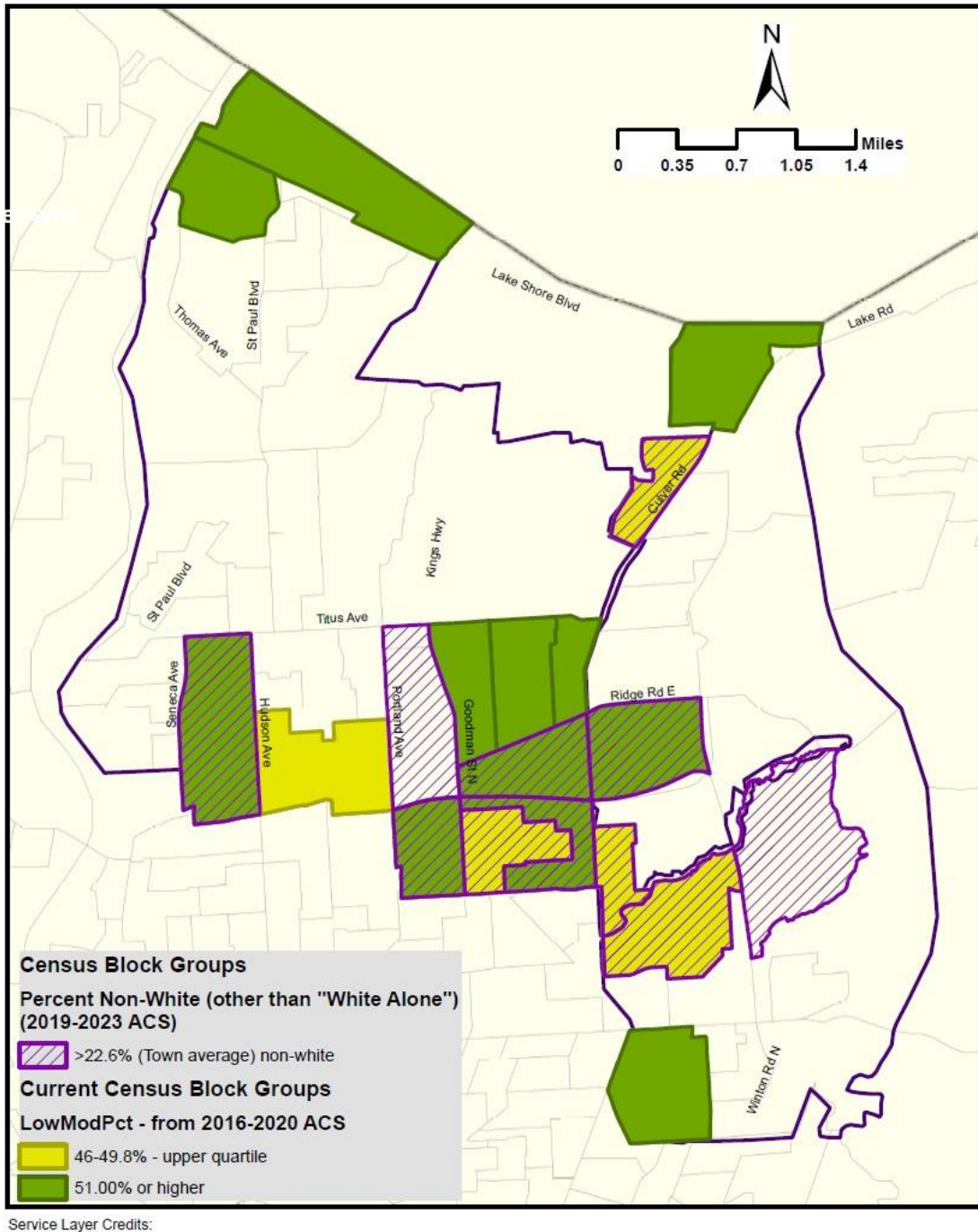
Cost Burdened Households

Concentrations of Renter-Occupied Housing Units with 1 or more Housing Problems by Census Tract Town of Irondequoit 2025 Consolidated Plan



Concentrations of Multiple Housing Problems

CDBG Eligible Census Block Groups
Concentrations of Minority Population
Town of Irondequoit 2025 Consolidated Plan



Concentrations of Minority Populations

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

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

Cable and DSL internet service is available throughout the Town. The obstacle to access broadband among low- and moderate-income households is the cost. More than 90% of residents have a broadband subscription.

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

Virtually all Irondequoit residents have a choice of Spectrum (cable) and Frontier (DSL) for broadband internet. Some areas are served by Greenlight (fiber) as well. The competition for services should serve to keep the prices lower for consumers.

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

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

Properties in the Town of Irondequoit are vulnerable to hazard risks associated with the following expected impacts of climate change: more frequent severe storms and severe winter storms.

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

The Monroe County Hazard Mitigation Plan, completed in 2017 and updated in 2023, evaluates risk and recommends projects to keep critical facilities running and reduce the vulnerability of existing and future buildings, infrastructure, and people. Building Code allows the Town to hold each property to a standard that reduces the risk of harm to its occupants and neighbors, without which may encourage substandard conditions. The Town also has a transportation plan to evacuate residents to safe locations in the case of emergency. There is also a Comprehensive Emergency Management Plan to address communications, evacuation procedures, and provides safe housing during hazardous situations. Power outages at Town facilities including public facilities that serve the elderly would affect the delivery of services to vulnerable populations. Certain areas with concentrations of low- and moderate-income households are vulnerable to flooding. To address these issues, there are designated shelters and temporary emergency housing available to those who may need it.

Strategic Plan

SP-05 Overview

Strategic Plan Overview

Irondequoit's Strategic Plan addresses the following priorities:

16. Maintain and improve residential neighborhoods
17. Improve deteriorated infrastructure in low- and moderate-income neighborhoods
18. Develop and improve public facilities that serve the elderly and/or low- and moderate-income residents
19. Provide needed services to seniors and low-income households
20. Ensure an adequate supply of decent affordable housing
21. Support economic development

SP-10 Geographic Priorities - 91.415, 91.215(a)(1)

Geographic Area

Are a N am e:	Are a T ype :	Other Targ et Area De scription:	HUD A pprova l Date:	% of Low/ Mod:	Revi tal T ype:	Other Re vital Des cription:	Iden tify the neig hbor hoo d bou ndar ies for this targ et area.	Inclu de speci fic hous ing and com merc ial char acter istics of this targ et area.	How did your cons ultat ion and citiz en parti cipat ion proc ess help you to iden tify this neig hbor hoo d as a targ et area ?	Id en tif y th e ne ed s in thi s ta rg et ea .	Wha t are the opp ortu nities for impr ove men t in this targ et area ?	Are ther e barri ers to impr ove men t in this targ et area ?
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Table 95 - Geographic Priority Areas

General Allocation Priorities

Describe the basis for allocating investments geographically within the state

For those projects that qualify based on area benefit, the Town allocates block grant investments geographically based on the percentage of low- and moderate-income persons residing within an area. Census Block Groups containing the highest percentages of such residents (upper quartile) are designated Community Development target areas. The highest priority need in these areas is the upgrading or replacement of public infrastructure, including improvements to streets, sidewalks, sewer,

water, drainage, and street trees, and developing or improving public facilities that serve residents in low- and moderate-income neighborhoods.

SP-25 Priority Needs - 91.415, 91.215(a)(2)

Priority Needs

Table 96 – Priority Needs Summary

1	Priority Need Name	Maintain and improve residential neighborhoods
	Priority Level	High
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Elderly Frail Elderly Persons with Physical Disabilities
	Geographic Areas Affected	
	Associated Goals	Maintain and improve existing housing stock Improve infrastructure Increase supply of decent affordable housing
	Description	Irondequoit's housing stock is old and aging and its population is aging too. This creates a challenge in which incomes are limited and residents cannot afford the maintenance to keep up their old homes.
	Basis for Relative Priority	The maintenance of the Town's housing stock is a high priority because without funding for this maintenance, low and moderate income residents and especially seniors would not be able to safely stay in their homes.
2	Priority Need Name	Provide services
	Priority Level	High

	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Elderly Frail Elderly Persons with Physical Disabilities
	Geographic Areas Affected	
	Associated Goals	Provide necessary services Increase supply of decent affordable housing
	Description	Irondequoit's public services provide low- moderate income residents and seniors with the ability to age in place through repairs and safety measures, be connected to transportation, doctor's appointments, grocery shopping, banking, and more. These services not only allow residents to provide for themselves and their families and access to critical healthcare and sustenance, but they also provide someone for seniors to talk to, another set of eyes on potentially dangerous situations, and a helping hand when needed.
	Basis for Relative Priority	It is important to provide services to keep people in their homes to reduce the risk of homelessness.
3	Priority Need Name	Infrastructure Improvements
	Priority Level	Low
	Population	Extremely Low Low Moderate Large Families Families with Children Elderly Public Housing Residents Elderly Frail Elderly Persons with Physical Disabilities Non-housing Community Development

	Geographic Areas Affected	
	Associated Goals	Improve infrastructure
	Description	Infrastructure improvements including drainage, street and sidewalk accessibility, and tree planting are funding eligible census block groups in order to maintain public services.
	Basis for Relative Priority	These improvements are a priority in the Town due to aging infrastructure. Streets and sidewalks need to be accessible for individuals with disabilities and seniors, as well as small children. Street trees can lower utility costs, reduce traffic speeds, and improve air quality.

Narrative (Optional)

SP-35 Anticipated Resources - 91.420(b), 91.215(a)(4), 91.220(c)(1,2)

Introduction

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	899,321	935,000	0	1,834,321	3,597,284	

Table 97 - Anticipated Resources

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

Irondequoit utilizes State and Federal highway funding to maintain roadways and other infrastructure in addition to using CDBG funds in designated low- and moderate-income areas. The Town typically uses local funds to pay for the labor and equipment required to complete infrastructure improvement projects, to allocate CDBG funds to be used only for materials.

The Town's housing rehabilitation program requires homeowners to contribute private funds toward those projects that exceed \$7,500 per house, \$4,900 in CDBG funding and an additional \$2,600 through a partnership with ESL Credit Union. The Town partners with Monroe County to administer the HOME program for high cost home improvements such as roofs.

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

The Town contributed to building a facility at the former Irondequoit Mall that provides needed community services. The Town has also invested heavily in parks that are located in low/moderate income census tracts, providing safe places to play and accessible park amenities.

Discussion

SP-40 Institutional Delivery Structure - 91.415, 91.215(k)

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

Responsible Entity	Responsible Entity Type	Role	Geographic Area Served
Lifespan of Greater Rochester Inc.	Subrecipient	Non-homeless special needs public services	
HOUSING COUNCIL IN MONROE COUNTY AREA, INC	Subrecipient	Non-homeless special needs public services	
Irondequoit Community Cupboard, Inc	Subrecipient	Non-homeless special needs public services	
Catholic Charities Family and Community Services	Subrecipient	Non-homeless special needs public facilities	
Town of Irondequoit	Government	Non-homeless special needs Planning neighborhood improvements public facilities	

Table 98 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

The Town does its best to make sure that all subrecipients are serving the highest priority needs in the Town to keep people safely housed, maintain housing quality, and public services such as streets, safe sidewalks, and street trees. Each year, the Town holds an open call for applications in which organizations can apply for CDBG funding to meet the needs of the Town's residents. While every service that an individual may need may not be addressed, the Town's programs are well received and address the needs of thousands of residents each year.

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

Homelessness Prevention Services	Available in the Community	Targeted to Homeless	Targeted to People with HIV
Homelessness Prevention Services			
Counseling/Advocacy	X		
Legal Assistance	X		

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

Table 99 - Homeless Prevention Services Summary

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

The Town does not have services specifically for the homeless population, but works with the County, CoC, and other partners to address these issues.

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

The strengths in Irondequoit's institutional delivery system include the strong working relationship with Monroe County and the network of working relationships that it has established over the years with other area governments, not-for-profits, and private-sector entities. This network has enabled Irondequoit to overcome the restrictions imposed by the town form of government in New York State, as well as by limited available funds and in-house staff resources.

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

One of the most important strategies to overcome gaps in the service delivery system is the continued implementation of the Coordinated Access/Assessment System. In Monroe County, the Coordinated Assessment System employs a dual-door approach (Department of Human Services during weekdays until 5pm, and the 2-1-1 Call Center afterhours and on weekends). The System is also currently engaged not only in providing solutions to unsheltered persons in need of emergency housing, and how best to find the solution tailored to highest need served first, but in using an evidence based victim index system (VI-SPDAT) to resolve in a pilot program whether participants are best served in permanent supportive housing, rapid rehousing, or affordable housing. Another strategy was to require every agency receiving CoC Program funding to utilize a policy prioritizing the highest needs in the community, the chronically homeless, for open beds.

The Homeless Services Network (HSN) meets every month to strategize on how best to help the homeless population. They are also the stakeholder group for the CoC and are made up of County and City officials as well as non-for-profit groups including those from healthcare, and former homeless individuals. The HSN recently held a Homeless Symposium with 14 sessions all aimed at eliminating homelessness.

SP-45 Goals - 91.415, 91.215(a)(4)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Maintain and improve existing housing stock	2025	2029	Housing Rehabilitation		Maintain and improve residential neighborhoods	CDBG: \$372,187	Homeowner Housing Rehabilitated: 50 Household Housing Unit
2	Provide necessary services	2025	2029	Public Services		Provide services	CDBG: \$127,134	Public service activities other than Low/Moderate Income Housing Benefit: 693 Persons Assisted
3	Improve infrastructure	2025	2029	Public Infrastructure		Maintain and improve residential neighborhoods Infrastructure Improvements	CDBG: \$350,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 1540 Persons Assisted
4	Increase supply of decent affordable housing	2025	2029	Affordable Housing		Maintain and improve residential neighborhoods Provide services		
5	Support economic development	2025	2029	Non-Housing Community Development				

Table 100 – Goals Summary

Goal Descriptions

1	Goal Name	Maintain and improve existing housing stock
	Goal Description	The Town has allocated funding to assist low to moderate income residents with unsafe housing conditions and code violations.
2	Goal Name	Provide necessary services
	Goal Description	The Town will provide services to low and moderate income households facing food insecurity, transportation issues, foreclosure, and accessibility issues.
3	Goal Name	Improve infrastructure
	Goal Description	The Town will use a portion of its allocation to improve drainage on Town streets, reduce tripping hazards on sidewalks, and plant street trees.
4	Goal Name	Increase supply of decent affordable housing
	Goal Description	Support and fund where eligible, affordable housing for low income, disabled, and senior residents.
5	Goal Name	Support economic development
	Goal Description	Support local businesses in low-moderate income neighborhoods and support in creating jobs and economic opportunities.

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

The Town may work with partner organizations to develop new housing affordable to low- and moderate-income families but does not have a target number.

SP-65 Lead-based Paint Hazards - 91.415, 91.215(i)

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

Irondequoit's block grant funded Housing Improvement Program, which helps low- and moderate-income homeowners rehabilitate about 50 units a year, is governed by HUD's lead-based paint regulations. These regulations require, in certain circumstances, that homes undergoing rehabilitation undergo testing for lead-based paint, and, depending upon the results of the testing, the removal of the paint from the affected area. Certification that such testing has occurred is required.

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

The Town has established a partnership with a local banking institution to offset the costs of lead paint remediation and had increased their home improvement amount beyond the past CDBG award of \$4,900 to assist more households in repairs and lead paint hazards.

SP-70 Anti-Poverty Strategy - 91.415, 91.215(j)

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

Irondequoit's Anti-poverty Strategy, in recognition of the limited resources that are available to the Town, concentrates on four types of activities that can be expected to stimulate the local economy and assist low-income residents:

- 1) Providing home improvement grants to low-income residents helps to ensure that these households have suitable housing.
- 2) Maintaining the economic viability of Irondequoit's older commercial districts will help to stabilize these areas and/or increase employment opportunities for lower-income residents. The use of CDBG funds for redevelopment studies and neighborhood and comprehensive plans will provide strategies leading to the expansion of the local employment base.
- 3) The use of CDBG funds for services that directly benefit senior citizens help to alleviate the impacts of poverty on this group of residents. Because a disproportionate percentage of Irondequoit's elderly population falls below the area's poverty level, the Town recognizes the importance of addressing this group's needs in a comprehensive manner. When doing so, the Town has supplemented local funds with county, state, and federal resources to provide elderly services in the areas of housing, transportation, social welfare, nutrition, and health care.
- 4) The Town's Section 3 Program seeks to give preference to area residents and businesses when block grant and other federal funds are used to pay for local construction projects costing over a certain amount. Preference requirements in these circumstances cover job training, employment, and contracting.

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

Low- income homeowners, many of whom are senior citizens, cannot afford home repairs or to move to more modern housing. Maintaining existing housing stock through home improvement grants to low-income households is a key component of the Town's affordable housing plan.

SP-80 Monitoring - 91.230

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

The Town continues to depend upon performance measures, as required by HUD, to monitor the effectiveness of its housing and community development projects. The performance measures used by the Town comply with the directives provided by HUD to all entitlement communities. In addition, Irondequoit will continue to require all applicants for community development block grant funding to submit, as part of their proposal packages, the standards and procedures they will use to monitor the progress of their projects. And, when recommending which activities to fund on an annual basis, the Town's Community Development Advisory Committee will use a list of selection criteria that were designed to ensure long-term compliance with program requirements and comprehensive planning requirements.

Expected Resources

AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)

Introduction

Anticipated Resources

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 1				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	899,321.00	935,000.00	0.00	1,834,321.00	3,597,284.00	

Table 101 - Expected Resources – Priority Table

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

Irondequoit utilizes State and Federal highway funding to maintain roadways and other infrastructure in addition to using CDBG funds in

designated low- and moderate-income areas. The Town typically uses local funds to pay for the labor and equipment required to complete infrastructure improvement projects, to allocate CDBG funds to be used only for materials.

The Town's housing rehabilitation program requires homeowners to contribute private funds toward those projects that exceed \$7,500 per house, \$4,900 in CDBG funding and an additional \$2,600 through a partnership with ESL Credit Union. The Town partners with Monroe County to administer the HOME program for high cost home improvements such as roofs.

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

The Town contributed to building a facility at the former Irondequoit Mall that provides needed community services. The Town has also invested heavily in parks that are located in low/moderate income census tracts, providing safe places to play and accessible park amenities.

Discussion

Annual Goals and Objectives

AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Maintain and improve existing housing stock	2025	2029	Housing Rehabilitation		Maintain and improve residential neighborhoods	CDBG: \$372,187.00	Homeowner Housing Rehabilitated: 50 Household Housing Unit
2	Provide necessary services	2025	2029	Public Services			CDBG: \$127,123.00	Public service activities other than Low/Moderate Income Housing Benefit: 693 Persons Assisted
3	Improve infrastructure	2025	2029	Public Infrastructure		Maintain and improve residential neighborhoods	CDBG: \$350,000.00	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 1540 Persons Assisted
4	Support economic development	2025	2029	Non-Housing Community Development				
5	Increase supply of decent affordable housing	2025	2029	Affordable Housing				

Table 102 – Goals Summary

Goal Descriptions

1	Goal Name	Maintain and improve existing housing stock
	Goal Description	
2	Goal Name	Provide necessary services
	Goal Description	
3	Goal Name	Improve infrastructure
	Goal Description	
4	Goal Name	Support economic development
	Goal Description	
5	Goal Name	Increase supply of decent affordable housing
	Goal Description	

AP-35 Projects - 91.420, 91.220(d)

Introduction

The Town of Irondequoit has prioritized the quality of its homes and assisting homeowners with maintenance of those homes as well as providing services to low/moderate income households and seniors through services that provide food, transportation, accessibility related home repairs, housing counseling, and other necessary infrastructure improvements such as sidewalk replacement, street and drainage improvements, and street tree plantings.

#	Project Name
1	Irondequoit Home Improvement Program (IHIP)
2	Comprehensive Housing Counseling Program
3	Life in Irondequoit Elder Care Program
4	Home Safe Home for Seniors
5	Street Resurfacing
6	Sidewalk Repairs/ Replacement
7	Street Tree Planting
8	Irondequoit Community Cupboard Healthy Eating Program
9	Administration
10	Senior Transportation Program

Table 103 – Project Information

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

The aging Town population and housing stock is the impetus for these funding priorities. Low- income, disabled, and senior residents need assistance in keeping their aging homes safe and healthy places to live, while infrastructure improvements improve accessibility in low/moderate income neighborhoods. Street tree planting is a priority due to improvements in air quality, utility costs, and quality of life in low/moderate income census block groups. Programs are provided to senior and disabled residents that otherwise wouldn't have access to necessary medical care, food, and banking services.

AP-38 Project Summary

Project Summary Information

1	Project Name	Irondequoit Home Improvement Program (IHIP)
	Target Area	
	Goals Supported	Maintain and improve existing housing stock
	Needs Addressed	Maintain and improve residential neighborhoods
	Funding	CDBG: \$372,187.00
	Description	Assist 50 low-moderate income homeowners with grants of up to \$4,900 for necessary home repairs
	Target Date	7/31/2026
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 50 low- to moderate- income households will benefit per year
	Location Description	Income eligible households within the Town
	Planned Activities	
2	Project Name	Comprehensive Housing Counseling Program
	Target Area	
	Goals Supported	
	Needs Addressed	
	Funding	CDBG: \$27,135.00

	Description	Assist up to 24 low- and moderate-income homeowners with services such as successful budget management and coordination of housing services, home purchase education, mortgage delinquency and default resolution counseling, reverse mortgage guidance, fair housing advocacy, rental counseling
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	This program will assist approximately 24 low-moderate income households and/or individuals facing foreclosure.
	Location Description	Income eligible households throughout the Town
	Planned Activities	
3	Project Name	Life in Irondequoit Elder Care Program
	Target Area	
	Goals Supported	
	Needs Addressed	
	Funding	CDBG: \$27,000.00
	Description	Assist adults ages 60+ with services such as transportation to medical appointment, stores, banks, and pharmacies; assistance with shopping lists, making appointments, taking out the garbage, groceries, etc
	Target Date	
	Estimate the number and type of families that will benefit from the proposed activities	This service will provide 50+ seniors within the Town with more than 400 trips to the grocery store, bank, and appointments, and will also provide in home services to seniors such as taking out the garbage, making shopping lists, and small home maintenance repairs.
	Location Description	Eligible seniors throughout the Town
	Planned Activities	

4	Project Name	Home Safe Home for Seniors
	Target Area	
	Goals Supported	Maintain and improve existing housing stock Provide necessary services
	Needs Addressed	Maintain and improve residential neighborhoods Provide services
	Funding	CDBG: \$15,000.00
	Description	Assist seniors with safety home repairs like grab bars, railings, benches, etc
	Target Date	7/31/2026
	Estimate the number and type of families that will benefit from the proposed activities	This program will assist in safety and accessibility repairs for approximately 60 seniors.
	Location Description	Eligible seniors throughout the Town
	Planned Activities	
5	Project Name	Street Resurfacing
	Target Area	
	Goals Supported	Improve infrastructure
	Needs Addressed	Maintain and improve residential neighborhoods
	Funding	CDBG: \$200,000.00
	Description	New pavement and drainage improvements on approximately seven Town streets
	Target Date	7/31/2026

	Estimate the number and type of families that will benefit from the proposed activities	This will improve drainage and pavement on approximately 7 streets, impacting 350 households.
	Location Description	Eligible census tracts
	Planned Activities	
6	Project Name	Sidewalk Repairs/ Replacement
	Target Area	
	Goals Supported	Improve infrastructure
	Needs Addressed	
	Funding	CDBG: \$100,000.00
	Description	Sidewalk improvements including accessibility and safety and tripping hazards in approximately four neighborhoods
	Target Date	7/31/2026
	Estimate the number and type of families that will benefit from the proposed activities	Infrastructure improvements will assist approximately 350 households
	Location Description	Eligible census tracts
	Planned Activities	
7	Project Name	Street Tree Planting
	Target Area	
	Goals Supported	Improve infrastructure
	Needs Addressed	Maintain and improve residential neighborhoods
	Funding	CDBG: \$50,000.00

	Description	Plant approximately 80 street trees
	Target Date	7/31/2026
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 80 households will receive a street tree with hundreds more being positively impacted by cleaner air, reduced utilities, and reduced traffic speed.
	Location Description	Eligible census block groups
	Planned Activities	
8	Project Name	Irondequoit Community Cupboard Healthy Eating Program
	Target Area	
	Goals Supported	Provide necessary services
	Needs Addressed	Provide services
	Funding	CDBG: \$25,045.00
	Description	Meals for residents and weekend backpack program for children with food instability
	Target Date	7/31/2026
	Estimate the number and type of families that will benefit from the proposed activities	This program will provide food for approximately 105 families, over 350 children providing food for 130,052 meals and more than 6,800 backpacks for children.
	Location Description	Income eligible households
	Planned Activities	
9	Project Name	Administration
	Target Area	
	Goals Supported	
	Needs Addressed	

	Funding	CDBG: \$50,000.00
	Description	Administration of CDBG program
	Target Date	7/31/2026
	Estimate the number and type of families that will benefit from the proposed activities	
	Location Description	
	Planned Activities	Administration of CDBG and IHIP programs
10	Project Name	Senior Transportation Program
	Target Area	
	Goals Supported	Provide necessary services
	Needs Addressed	Provide services
	Funding	CDBG: \$32,954.00
	Description	IRide will provide transportation services to residents of the Town that are 60 years and older through a subsidized transportation program.
	Target Date	7/31/2026
	Estimate the number and type of families that will benefit from the proposed activities	Approximately 104 seniors will be served
	Location Description	Eligible seniors in the Town
	Planned Activities	

AP-50 Geographic Distribution - 91.420, 91.220(f)

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

Assistance will be directed on a town-wide and target area basis, depending on the eligibility requirements of the activity. Activities providing direct assistance based on the income or client type of the beneficiaries will be made available on a town-wide basis, while those benefiting block groups containing the highest percentages of low- and moderate-income residents will be limited to those block groups with high percentages of low- and moderate-income households.

As residents in need of services live throughout the Town, the Town has not designated specific target areas where resources will be devoted to multiple activities. Street resurfacing will be carried out in low- or moderate-income neighborhoods based on Census block group data.

Geographic Distribution

Target Area	Percentage of Funds

Table 104 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The Town's basis for allocating block grant investments geographically is the percentage of low- and moderate-income persons residing within an area. Block groups containing the highest percentages of such residents (upper quartile) are designated Community Development target areas by HUD, under the exception rule. Because of their age, the highest priority needs in these areas are the upgrading or replacement of public infrastructure systems and facilities and the preservation of their aging housing stock.

Discussion

The Town will continue to target its infrastructure improvements to those areas with the most need and to support all of its eligible residents with necessary services. Housing rehabilitation will continue to be available for eligible homeowners throughout the Town.

AP-85 Other Actions - 91.420, 91.220(k)

Introduction

Actions planned to address obstacles to meeting underserved needs

Irondequoit will continue to devote Town staff and resources to supplement CDBG-funded activities by supporting the Continuum of Care, providing information to developers of affordable housing, and maintaining existing infrastructure. However, limited funding will continue to be an obstacle to meeting underserved needs.

Actions planned to foster and maintain affordable housing

In addition, the Town will continue to allocate CDBG funds to the Irondequoit Housing Improvement Program, which helps low- and moderate-income homeowners make necessary repairs and to help them to remain in their homes, as well as to comprehensive housing counseling to help homeowners avoid foreclosure.

Substantial numbers of Irondequoit low-income renters will continue to participate in the HUD-funded Section 8 housing voucher program, which is administered by the Rochester Housing Authority.

Actions planned to reduce lead-based paint hazards

Irondequoit's CDBG-funded Housing Improvement Program, which assists low-and very low-income homeowners to rehabilitate owner-occupied housing, is required to comply with HUD's lead-based paint regulations. These regulations require, in certain circumstances, that homes being rehabilitated undergo testing for lead-based paint and, depending upon the results of the testing, the removal of the paint from the areas tested. The regulations have been incorporated into the policies and procedures of the Irondequoit Home Improvement Program and participation in the program has been made contingent upon their acceptance by the homeowner. The Town has partnered with an area credit union to provide additional monetary support to lead based paint hazards that may be found in an applicant's household.

Actions planned to reduce the number of poverty-level families

The Town believes that the most effective actions that it can take to reduce the number of poverty level families are those that help its large and growing number of elderly residents remain independent and out of institutions. Because a disproportionate percentage of Irondequoit's elderly population falls below the area's poverty level, the Town recognizes the importance of addressing this group's needs in a comprehensive manner. In doing so, Irondequoit has supplemented local funds with county, state, and federal resources to provide elderly services in the areas of housing, transportation, social welfare, nutrition, and health care. The Town has also partnered with area not-for-profit providers serving the

elderly.

During the next year, the Town will allocate block grant funds to activities that have been designed specifically to maintain the independence of Irondequoit's elderly residents, including the Life in Irondequoit Elder Care Program, the Senior Transportation Program, Coordination of Senior Services, and the Safety and Security for Seniors (Home Safe Home) program.

Actions planned to develop institutional structure

During the next year, the Town will act to maintain its institutional structure and relationships with private industry, not-for-profit organizations, governments, and public institutions that it has developed over the last several years. One of the most important relationships, which the Town depends upon to help implement its Strategic Plan, is the one with Monroe County. This relationship includes Irondequoit's membership on Monroe County's HOME Consortium, which has enabled the Town to participate in federally funded housing programs that it would otherwise not be eligible for. The Town also relies upon the services and expertise of not-for-profit organizations such as the Housing Council to help it realize the housing elements of its Strategic Plan. In addition, through its membership on the Rochester/ Monroe County Continuum of Care Team, Irondequoit has been able to address, in concert with other governments and service providers in the metropolitan area, issues related to homelessness.

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

Coordination has already been enhanced through the Town's continued working relationships with several area public and not-for-profit agencies. Chief among these is the Monroe County Department of Planning and Development, with which Irondequoit has enjoyed a long and productive partnership, especially in the areas of affordable and fair housing programs. The Town's contact with providers of services to homeless persons takes place on an ongoing basis through its membership on the Rochester/ Monroe County Continuum of Care Team.

Coordination of housing services has and will continue to be facilitated by the Town's relationships with The Housing Council, a regional not-for-profit organization that operates a housing counseling program partially funded by Irondequoit's Community Development Block Grant. Irondequoit will also continue to work with the not-for-profit organizations Lifespan, Catholic Charities Family and Community Services (CCFCS) and Support to Aging Residents (STAR) to support programs that benefit the Town's senior citizens. The Town works with agencies and organizations that offer services to seniors to help ensure that senior residents are aware of these services and how to access them, by referring seniors to other known programs and organizations.

Discussion

Program Specific Requirements

AP-90 Program Specific Requirements - 91.420, 91.220(I)(1,2,4)

Introduction

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

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

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	935,000
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	935,000

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	80.00%

Discussion

The Town plans on utilizing 80% of its CDBG funding over the course of this plan- 2025-2029- to assist low- and moderate- income households, families, and seniors and provide critical infrastructure repairs to eligible census tracts and block groups.

Appendix - Alternate/Local Data Sources

Sort or order	Type	Data Source Name	List the name of the organization or individual who originated the data set.	Provide a brief summary of the data set.	What was the purpose for developing this data set?	Provide the year (and optionally month, or month and day) for when the data was collected.	Briefly describe the methodology for the data collection.	Describe the total population from which the sample was taken.	Describe the demographics of the respondents or characteristics of the unit of measure, and the number of respondents or units surveyed.	How comprehensive is the coverage of this administrative data? Is data collection concentrated in one geographic area or among a certain population?	What time period (provide the year, and optionally month, or month and day) is covered by this data set?	What is the status of the data set (complete, in progress, or planned)?
<TYPE=[pivot_table] VERSION=[2] REPORT_GUID=[884DC1E44796F035A521FE96F1A3ABF2]>												