

2022

CDBG Annual Action Plan



City of Rome  
Community Development Department  
607 Broad Street  
Rome, GA 30161

The 2022 plan is being amended to reallocate funds from slow moving projects to a project that will aid the Floyd Training Center for building improvements. The amount of funds to be reallocated is \$185,000, which will bring the total financial assistance for this project to \$490,368. The FTC assists adults ranging from 21-85 years old, with a diagnosis of developmental disabilities.

## **Executive Summary**

### **AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)**

#### **1. Introduction**

##### ***AMENDMENT- May/June 2023***

***The City of Rome is amending its 2022 CDBG Action Plan. It is being amended to reallocate funds from slow moving projects to a project that will aid the Floyd Training Center for building improvements. The amount of funds to be reallocated is \$185,000 which will bring the total financial assistance planned for this project in other CDBG program years to \$490,368. The Floyd Training Center assists adults ranging from 21-85 years old, with a diagnosis of developmental disabilities. The Center provides community access services, in-home support, transportation, and supported employment.***

CDBG focuses on three facets within the low-income community:

1. Housing
2. Public facilities (buildings, infrastructure, and services)
3. Economic Development (job creation/retention)

Rome has concentrated its previous CDBG awards in public facilities and housing areas and continues to do so in the 2022.

##### ***Following are the proposed 2022 projects (as amended May/June 2023):***

- ***Park and Public Facility Improvements to Banty Jones Park in East Rome***
- ***Assistance fo the Floyd Training Center for building improvements***
- ***Grant administration***

#### **2. Summarize the objectives and outcomes identified in the Plan**

Annual Action Plan  
2022

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This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The 2022 calendar year will be the City of Rome's 19th year as a CDBG Entitlement community. CDBG funding is an important source of funds in the City's efforts to address the priority needs of its low-/moderate- income citizens and in the revitalization of distressed urban neighborhoods. CDBG funds have historically provided approximately \$425,000 per year for use on housing and public improvements. The 2020 award was \$438,553 and the 2021 award was \$473,259. The 2022 grant award is \$452,997.AM

### **3. Evaluation of past performance**

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

The City of Rome manages a very successful Housing Rehabilitation Program and is continuing the program in 2022 utilizing previous unexpended CDBG funds. This program was delayed due to the Covid-19 pandemic in 2019, 2020 and 2021, which caused the available funds to remain unspent. To move the program forward, it was changed to the Exterior Paint Program and Roof Replacement Program for low-income homeowners. These programs meet a need in the low-income community and helps older individuals remain in their homes for a longer period.

The sidewalk improvement program will continue to be funded in future CDBG Entitlement Program years. The sidewalks that have been replaced to date have made a tremendous positive impact in certain low-/mod- income neighborhoods. The sidewalks currently provide safe access for pedestrians. Now the City can focus on park and public facility improvements in East Rome.

### **4. Summary of Citizen Participation Process and consultation process**

Summary from citizen participation section of plan.

Regular updates on the CDBG program are made at the Community Development Services Committee (CDSC) meeting that is normally held on the second Wednesday of each month at the Carnegie Building in downtown Rome. These meetings are open to the public with an agenda posted in advance. The meetings are well covered by local media. The City's Citizen Participation Plan requires public input at the Annual Action Plan development stage and at the Consolidated Annual Performance and Evaluation Report. It also requires public notification of any change of 25% or more of the grant awarded in a project or activity and the elimination or addition of a new project/activity.

City staff also met with two neighborhood groups, South Rome Redevelopment Corporation (SRRC) and North Rome Community Action Committee, to provide updates and to receive input on neighborhood needs as necessary.

## **5. Summary of public comments**

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

The proposed budget was presented to the CDSC on Wednesday, February 9, 2022, for discussion and review. This meeting was advertised prior to being held. It was open to the public.

A public hearing was held on Thursday, March 10, 2022, to receive further input. This hearing was advertised prior to it being held. It was open to the public.

The budget was presented to CDSC again on Wednesday, June 8, 2022, for final approval. This meeting was advertised prior to it being held. It was open to the public.

The Action Plan was completed and put out for a 30-day comment period from June 17, 2022, through July 18, 2022.

No comments were received.

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

No comments were received.

## **7. Summary**

Based on the needs assessment, market analysis, consultations with public agencies, City of Rome staff, and community stakeholders, the City determined that the most appropriate use of its CDBG allocation during the 2022 program year is for park and public facility improvements at Banty Jones Park in the East Rome neighborhood. These are goals outlined in the five-year 2019-2023 Consolidated Plan.

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

**1. Agency/entity responsible for preparing/administering the Consolidated Plan**

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

Agency Role	Name	Department/Agency
Lead Agency	Rome	
CDBG Administrator	Rome	Community Development Department
HOPWA Administrator		
HOME Administrator		
HOPWA-C Administrator		

**Table 1 – Responsible Agencies**

**Narrative (optional)**

The City of Rome Community Development Department is the lead agency within the City of Rome for CDBG administration.

**Consolidated Plan Public Contact Information**

Bekki Fox, Community Development Director

City of Rome

P.O. Box 1433

Rome, GA 30162-1433

## **AP-10 Consultation – 91.100, 91.200(b), 91.215(I)**

### **1. Introduction**

Three City of Rome Commissioners oversee the CDSC and the CDBG Entitlement program. These commissioners are responsible for reviewing and approving the Annual Action Plan each year for use of CDBG funds. This is usually completed in November after an exhaustive look at the needs of the city and its citizens during the period of June-September, and after soliciting input from agencies that work in community development and from departments of the city that are knowledgeable about community needs. At times, the actual budget is approved once the exact allocation is known during the following year. Due to the timing of CDBG release of funds from Congress each year, this process is often delayed until the Spring of the current program year, as was in this 2022 CDBG Action Plan- program year.

This plan was developed by the City of Rome's Community Development Department with input from the following:

- City Management
- Elected Officials
- Citizens of the City of Rome
- Rome's Public Works Division
- Rome's Water and Sewer Division
- Rome/Floyd GICH Team
- Rome/Floyd Planning Department
- Rome/Floyd Building Inspection Department
- SRRC
- NWGHA
- Rome/Floyd Parks and Recreation Department
- Non-profit providers & community stakeholders

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

The City of Rome has an affordable housing team with members representing different housing providers and agencies in Rome. This team was formed in 2009 as part of a State of Georgia housing initiative called the Georgia Initiative for Community Housing (GICH). The City's GICH team has been active and has been classified as an alumni team. This allows the team to continue updating the housing plan and attend on-going trainings. The GICH team is made up of City and Floyd County staff, realtors, mortgage lenders, Habitat for Humanity, NWGHA, SRRC, Northwest Georgia Regional Commission,

United Way, and non-profit and for-profit housing developers. This team continues to stay in contact and meets on average two times a year to discuss opportunities as they arise.

**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.**

The City of Rome falls within the Georgia Balance of State Continuum of Care (BoS CoC). The Georgia Department of Community Affairs (DCA) staffs the CoC and allocates Emergency Shelter Grant (ESG) funds across 152 counties statewide to assist with emergency shelter, transitional housing and homeless prevention, outreach, and supportive services. Rome routinely supports local non-profit agencies that seek funding through DCA to assist persons in need, such as those that fall within categories listed above.

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

The City of Rome is not involved in the decision-making process regarding which agencies receive funding through the State of Georgia's Continuum of Care Program administered by the Georgia DCA. There is a competitive process and they receive more funding requests than can be awarded annually. The following agencies were consulted and currently receive funding through the Georgia Balance of the State Continuum of Care program or have received funding in the past: Highland Rivers, Action Ministries Rome, Hospitality House for Women, Salvation Army, and Living Proof Recovery Inc. Any comments provided by these agencies were considered.

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

**Table 2 – Agencies, groups, organizations who participated**

1	<b>Agency/Group/Organization</b>	Northwest Georgia Housing Authority
	<b>Agency/Group/Organization Type</b>	PHA Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-homeless Service-Fair Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Public Housing Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The City of Rome and NWGHA work in partnership together to further affordable housing in Rome whenever possible. The City and NWGHA are currently collaborating on a Choice Neighborhood Planning Grant for a portion of the East Rome Redevelopment area. Upon completion, this document will be a transformation plan for the neighborhood that addresses housing, blight, economic development, poverty, homelessness, etc.
2	<b>Agency/Group/Organization</b>	South Rome Redevelopment Corporation
	<b>Agency/Group/Organization Type</b>	Housing Services-Education Planning organization Non profit Neighborhood Organization
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Economic Development Neighborhood needs and Early Education efforts

	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	The Community Development Department staff and the SRRC Executive Director are in regular contact each month regarding the South Rome Redevelopment efforts. The City and SRRC has partnered together to construct affordable single-family housing for income-eligible purchasers using HOME funds through a competitive process through the GA DCA. The City serves on the SRRC Education Committee for early childhood education and Housing Development Committee.
3	<b>Agency/Group/Organization</b>	Salvation Army (Rome)
	<b>Agency/Group/Organization Type</b>	Services - Housing Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	Homeless Needs - Chronically homeless Homelessness Needs - Veterans
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	This agency was consulted via email.
4	<b>Agency/Group/Organization</b>	Charles Williams REIC
	<b>Agency/Group/Organization Type</b>	Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs - Chronically homeless
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	This agency was contacted in person during a local housing symposium and via email.
5	<b>Agency/Group/Organization</b>	Boys and Girls Club of Northwest GA
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education

	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs - Families with children
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	This agency was contacted in person and through email/phone.
6	<b>Agency/Group/Organization</b>	William S. Davies Homeless Shelter
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-homeless Service-Fair Housing
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	This agency was contacted in person, via email and by phone.

7	<b>Agency/Group/Organization</b>	Northwest Georgia Regional Commission
	<b>Agency/Group/Organization Type</b>	Housing Services-Employment Services - Broadband Internet Service Providers Services - Narrowing the Digital Divide
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs Economic Development
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	This agency was contacted in person, via phone and email.

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

Efforts were made to consult as broad a group of community stakeholders as possible. No agency types were excluded from participation.

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

<b>Name of Plan</b>	<b>Lead Organization</b>	<b>How do the goals of your Strategic Plan overlap with the goals of each plan?</b>
Continuum of Care	Georgia Department of Community Affairs	DCA provides homeless McKinney Vento Act funds to agencies in Rome through the Balance of State Continuum of Care. These funds assist with emergency shelter, transitional housing, homelessness prevention, and outreach. Point-in-time homeless counts prepared by the Continuum of Care are reported in the Needs Assessment.
City of Rome and Floyd County Comprehensive Plan	Rome/Floyd Planning Department	Economic Development; Public facility needs (street/sidewalk, infrastructure improvements); Housing

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
The Rome/Floyd County Plan for Quality Housing	Rome Community Development Department	Promote rehabilitation of substandard owner-occupied housing units; promote construction of affordable housing options
City of Rome Analysis of Impediments to Fair Housi	City of Rome Community Development	Impediments identified will be addressed during plan period
Rome-Floyd 2020 III Community & Economic Strategy	Greater Rome Chamber of Commerce	Building vibrant, diverse and healthy communities

**Table 3 – Other local / regional / federal planning efforts**

**Narrative (optional)**

## **AP-12 Participation – 91.105, 91.200(c)**

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

The proposed budget was presented to the CDSC on Wednesday, February 9, 2022. The budget was reviewed and discussed. This meeting was advertised, and the public was invited to participate. The meeting agenda was posted prior to the meeting. No one from the community attended this meeting. No comments from community members were received.

A public hearing was held on Thursday, March 10, 2022, to review and discuss the proposed budget. This hearing was advertised, and the public was invited to participate. No one from the community attended this public hearing. No comments from community members were received.

The budget was again presented to the CDSC on Wednesday, June 8, 2022. The final budget was approved at this meeting. This meeting was advertised, and the public was invited to participate. No one from the community attended this meeting. No comments from community members were received.

Action Plan was completed and put out for a 30-day comment period from June 17, 2022, through July 18, 2022. No comments from community members were received.

Goal setting took place during the Consolidated Plan period (for plan 2019-2023), the 2022 Action Plan was put into action to complete goals already identified.

### 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	CDSC meeting on February 9, 2022. City staff, Rome City Commissioners and the news media were in attendance.	The committee was in favor of moving forward with the draft activities and budget through the public input and comment phase.	No comments were rejected.	
2	Public Hearing	Non-targeted/broad community	Public hearing on March 10, 2022. City staff was in attendance.	No comments were received.	No comments were rejected.	
3	Public Meeting	Non-targeted/broad community	CDSC meeting on June 8, 2022. City staff, Rome City Commissioners and the news media were in attendance.	The committee was in favor of the activities proposed and approved the plan and budget.	No comments were rejected.	

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)
4	Newspaper Ad	Non-targeted/broad community	Public notice for 30-Day Comment Period published in Rome-News Tribune on June 17, 2022. The notice was also posted on the City of Rome's social media accounts and website.	No comments were received.	No comments were rejected.	

**Table 4 – Citizen Participation Outreach**

## Expected Resources

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

#### Introduction

The City anticipates that the only funds available during program year 2022 for the selected CDBG projects will be CDBG funds. These funds will be used for the design and construction of park and public facility improvements to Banty Jones Park in East Rome (Census Tract 16), and administration/planning activities.

#### 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	452,997	0	0	452,997	850,000	The City of Rome estimates receiving approximately \$425,000 each year in CDBG funds to allocate to approved projects.

Table 5 - 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**

For 2022, CDBG funds will not be leveraged with other City, State, or Federal funds. There are no matching or leveraging requirements for the CDBG program.

**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 proposed park and public facility improvements will take place in a public park owned by the City of Rome. Banty Jones Park is in East Rome in Census Tract 16.

**Discussion**

For 2022, CDBG funds will not be leveraged with other City, State, or Federal funds. There are no matching or leveraging requirements for the CDBG program.

## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives

#### Goals Summary Information

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Public Facility Improvements	2019	2023	Non-Housing Community Development	51% and greater LMI Census Tracts	Public Facility and Infrastructure	CDBG: \$362,997	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 2000 Persons Assisted
4	Grant Planning and Administration	2019	2023	Affordable Housing Non-Housing Community Development CV-Public Services	City-wide Effort	Public Facility and Infrastructure	CDBG: \$90,000	Other: 4 Other

**Table 6 – Goals Summary**

#### Goal Descriptions

<b>1</b>	<b>Goal Name</b>	Public Facility Improvements
	<b>Goal Description</b>	

<b>4</b>	<b>Goal Name</b>	Grant Planning and Administration
	<b>Goal Description</b>	

# Projects

## AP-35 Projects – 91.220(d)

### Introduction

The one-year 2022 Action Plan identifies specific activities which are to be conducted in support of many of the priorities and objectives outlined in the 2019-2023 five-year Consolidated Plan for the City of Rome. It is anticipated that the majority of the objectives identified will be met and/or exceeded. The one-year Action Plan is updated and presents the specific programs and projects to be implemented in 2022 along with their respective funding sources and allocations.

### Projects

#	Project Name
1	Banty Jones Park Improvements
2	Grant Planning and Administration

Table 7 - Project Information

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

**AP-38 Project Summary**  
**Project Summary Information**

<b>1</b>	<b>Project Name</b>	Banty Jones Park Improvements
	<b>Target Area</b>	51% and greater LMI Census Tracts
	<b>Goals Supported</b>	Public Facility Improvements
	<b>Needs Addressed</b>	Public Facility and Infrastructure
	<b>Funding</b>	CDBG: \$177,997
	<b>Description</b>	This project will provide much needed park improvements and new amenities to the Banty Jones Park located in census tract 16 on Maple Ave. The improvements will include a SPLASH pad, new playground equipment, restrooms, pavilions, landscaping, etc.
	<b>Target Date</b>	6/1/2023
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	All the families located in the East Rome Commons neighborhood will have direct access to any park improvements. The City of Rome also feels this premier park will assist other adjacent urban neighborhoods as well. The impact will be great and much needed for this area.
	<b>Location Description</b>	The Banty Jones Park is located at 212 East 13th Street, Rome, GA. and is adjacent to the main thorofare through the area which is Maple Ave.
	<b>Planned Activities</b>	Activities planned will be to upgrade existing facilities, add new amenities such as a SPLASH Pad, new restroom facility, picnic pavillion, play ground equipment, improved landscaping and walking paths.
<b>2</b>	<b>Project Name</b>	Grant Planning and Administration
	<b>Target Area</b>	City-wide Effort
	<b>Goals Supported</b>	Grant Planning and Administration
	<b>Needs Addressed</b>	Public Facility and Infrastructure
	<b>Funding</b>	CDBG: \$90,000
	<b>Description</b>	Administration and planning funds for the CDBG program.
	<b>Target Date</b>	6/1/2023
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	It is estimated that over 2000 families will have direct access to these new park improvements.
	<b>Location Description</b>	The Banty Jones Park is located at 212 East 13th Street, Rome, GA. 30161

	<b>Planned Activities</b>	
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## **AP-50 Geographic Distribution – 91.220(f)**

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

Approximately 80% of the 2022 CDBG funds will be used in the low- income census tracts in the City of Rome for park and public facility improvements at Banty Jones Park in East Rome. The remaining funds for the Housing Rehabilitation program will be funded on a city-wide basis and the need is based on household income. However, we expect the majority of those assisted through the housing rehabilitation program typically fall within the targeted census tracts.

### **Geographic Distribution**

<b>Target Area</b>	<b>Percentage of Funds</b>
51% and greater LMI Census Tracts	80
City-wide Effort	20

**Table 8 - Geographic Distribution**

### **Rationale for the priorities for allocating investments geographically**

The majority of local need for these type services fall within neighborhoods that are located in the low-income census tracts.

### **Discussion**

N/A

## Affordable Housing

### AP-55 Affordable Housing – 91.220(g)

#### Introduction

The City of Rome has administered a very successful rehabilitation program through the CDBG program for many years. This program allows income-eligible homeowners to apply for financial assistance to address much needed repairs to their homes. The City plans to continue funding this program each year as long as the demand remains (as it continually has a waiting list). Since the program’s inception in 2007, approximately 116 homeowners have received assistance with home repairs.

The City of Rome also receives funds from the Georgia DCA through their CHIP program (funded with HOME dollars) which allows construction of new single-family homes to be sold to low-/mod- income homebuyers.

<b>One Year Goals for the Number of Households to be Supported</b>	
Homeless	0
Non-Homeless	7
Special-Needs	0
Total	7

**Table 9 - One Year Goals for Affordable Housing by Support Requirement**

<b>One Year Goals for the Number of Households Supported Through</b>	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	7
Acquisition of Existing Units	0
Total	7

**Table 10 - One Year Goals for Affordable Housing by Support Type**

#### Discussion

The City of Rome's affordable housing strategy is to continue to provide assistance to low-/mod- income homeowners by funding the Housing Rehabilitation Program through CDBG dollars and to regularly seek CHIP funding from Georgia DCA in order to continue constructing new single-family housing. The City

will also partner with and support agencies where possible in the creation of affordable housing through their obtaining funding from the state through the Low-Income Housing Tax Credit Program (LIHTC).

## **AP-60 Public Housing – 91.220(h)**

### **Introduction**

The City of Rome does not plan to undertake capital improvements in 2022 that directly affect public housing. The City and NWGHA were awarded a Choice Neighborhood Planning Grant in the fall of 2019. This grant provides funding for planning and creating a transformation plan for the targeted neighborhood in East Rome (located in census tract 16). The public housing complex to be addressed is John Graham Homes.

The City and NWGHA have actively worked together since 2019 to create a transformation plan that will benefit everyone living in the target East Rome neighborhood. The plan will hopefully spur further change and encourage other community stakeholders to work towards revitalizing the area. There will hopefully be the opportunity for implementation funds after the planning period is completed and the final transformation plan is submitted.

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

There are no specific actions planned during 2022 to address the needs for public housing. NWGHA does a great job at assessing and addressing these needs. The face and perception of public housing in Rome and Rockmart, Georgia, has changed drastically in the past decade due to NWGHA's efforts.

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

The City of Rome does not plan to become directly involved in the management of the NWGHA. NWGHA offers a Family Self-Sufficiency Program which assists residents in becoming self-sufficient and purchasing homes. NWGHA and Appalachian Housing Counseling Agency also offers First Time Homebuyers Education workshops throughout the year.

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

N/A

### **Discussion**

The City of Rome and NWGHA continue to support each other's efforts as redevelopment opportunities in low-income areas arise. Both agencies have a great working relationship.



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

### **Introduction**

With respect to homelessness, the Annual Action Plan must include the jurisdiction’s strategy for reducing and ending homelessness through:

1. Helping low-income families avoid becoming homeless;
2. Reaching out to homeless person and assessing their individual needs;
3. Addressing the emergency shelter and transitional housing needs of homeless persons; and
4. Helping homeless persons (especially any persons that are chronically homeless) make the transition to permanent housing and independent living.

**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**

The City of Rome will continue to coordinate efforts with other agencies to address the city's homelessness issue. The City has no plans to undertake this issue by itself.

The Interagency Council on Poverty and Homelessness was formed in 2019 thru a partnership between the City of Rome and the United Way. Each agency contributes local funds towards the salary for one part-time worker. This worker helps to update the Ten (10) Year Plan and acts as a resource for individuals who may need services. During 2022, the City would like to meet with the Council and local service providers to identify continued gaps in services and analyze what is being done to end homelessness.

**Addressing the emergency shelter and transitional housing needs of homeless persons**

The City of Rome will continue to support local public service agencies' efforts that assist individuals and families with transitional housing needs.

**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**

The City of Rome will continue to support public service agencies and providers within the City such as Salvation Army, William S. Davies Homeless Shelter, Action Ministries Rome, Good Neighbor Ministries, Tallatoona CAP, and others by offering support letters for federal or state funding and providing technical assistance whenever possible.

**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.**

The City of Rome will continue to support public service agencies and providers that assist low-income individuals and families who are likely to become homeless within the City such as Salvation Army, William S. Davies Homeless Shelter, Action Ministries Rome, Good Neighbor Ministries, Tallatoona CAP, and others by offering support letters for federal or state funding and providing technical assistance whenever possible.

### **Discussion**

The City of Rome is a small CDBG grantee and does not receive direct funding allocations to address homelessness.

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

### **Introduction:**

There is a lack of affordable housing in Rome for a variety of reasons. Some reasons are the public zoning policies that are currently in place. These policies include having a minimum lot size and set back restrictions. The fees associated with permits in addition to the zoning restrictions make it difficult and expensive to build affordable housing in Rome. There are no waivers available for the construction of affordable housing.

There are ongoing discussions on how to incentivize the construction of affordable housing and rehabilitation of Rome’s current affordable housing stock. The City will continue to facilitate discussions and research ways to increase its affordable housing stock.

### **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**

Community Development will continue to facilitate discussions with other City departments, developers, and community stakeholders about affordable housing and other impediments identified in the 2018 AI. Rome’s Unified Land and Development Code (ULDC) is currently being reviewed and rewritten. This process will take several months and require substantial community involvement.

### **Discussion:**

N/A

## **AP-85 Other Actions – 91.220(k)**

### **Introduction:**

The Annual Action Plan must describe the jurisdiction's planned actions to carry out the following strategies outlined in the Consolidated Plan:

- Foster and maintain affordable housing;
- Evaluate and reduce lead-based paint hazards;
- Reduce the number of poverty-level families;
- Develop institutional structure;
- Enhance coordination

### **Actions planned to address obstacles to meeting underserved needs**

The City of Rome will continue to partner with NWGHA in a combined effort to create a transformation plan using the 2019 Choice Neighborhood Planning grant for revitalization of John Graham Homes (public housing) and the surrounding neighborhood. Once the planning period is complete (24 months) the next step will be to leverage additional funds for implementation. There is approximately \$1 million dollars set aside for approved action activities. Additional funds will be used to carry out other activities discussed in the transformation plan.

### **Actions planned to foster and maintain affordable housing**

The following actions will be taken to help foster and maintain affordable housing in Rome:

- Continued partnerships with Habitat for Humanity, NWGHA, SRRC, and private developers.
- Support letters to nonprofit agencies who apply for funding under Georgia's Continuum of Care for homeless and other special needs populations.
- Support letters to private developers who apply for LIHTC funding for their projects.
- Continued review of local ordinances and processes to ensure that these do not pose a barrier to the provision of affordable housing.

### **Actions planned to reduce lead-based paint hazards**

The City of Rome is addressing lead-based paint issues through the city-wide Housing Rehabilitation Program. The City of Rome employs a certified staff in the Rome/Floyd Building Inspection Department as a Lead Based Paint Risk Inspector. The City now has the ability to test houses on a local level and bid out the abatement or interim control work that is needed to each home prior to the regular

rehabilitation work beginning. The majority of the homes assisted through the local housing rehabilitation program were built prior to 1978.

### **Actions planned to reduce the number of poverty-level families**

The City of Rome has no specific plans to directly reduce the number of families living at the poverty level during PY 2022. It will offer support to other agencies and community resources who actively work towards this goal.

### **Actions planned to develop institutional structure**

The City of Rome's current institutional structure includes many service agencies including NWGHA, Habitat for Humanity, Action Ministries Rome, United Way, SRRC, William S. Davies Homeless Shelter, Salvation Army, Highland Rivers, Hospitality House, Good Neighbor Ministries, Tallatoona CAP, and the Community Kitchen. Rome believes the current structure is strong and sufficient for community needs. Rome staff will make efforts to stay in contact with these agencies throughout the plan period.

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

The City of Rome will continue to be involved with numerous cooperative groups of agencies such as the Interagency Council on Poverty and Homelessness, Rome/Floyd GICH Team, Habitat for Humanity, Appalachian Housing and Redevelopment Corporation, SRRC, Action Ministries Rome, and NWGHA. The majority of the agencies identified are members of the local GICH team. The City will make an effort to foster regular quarterly meetings with this group to stay informed of housing needs as they change locally and look for additional funding sources that can be used to address needs of the community.

### **Discussion:**

#### Fair Housing Goals

The City of Rome and NWGHA partnered together to complete the AI in 2018. The AI identified the following fair housing goals based on the research and findings. The goals will direct strategies to alleviate Fair Housing issues and contributing factors.

1. Increase mobility for residents seeking access to areas of greater opportunity: For many low-income households in Rome, opportunities to move to a range of neighborhoods within the city are hampered by lack of affordable housing, inability to find a rental unit that will accept housing choice vouchers, moving costs, and lack of information about available housing. Public housing and housing choice voucher holders tend to be concentrated in Racially & Ethnically Concentrated Area of Poverty (R/ECAP) census tracts and neighborhoods in South and East Rome. While many residents desire to remain in these neighborhoods, others may wish to move to other parts of the city or Floyd County and should be supported in doing so. Additionally, homeownership rates indicate that African American and Hispanic

households are less likely to own their homes than their Caucasian counterparts, and continued homeowner counseling and down payment assistance would expand housing opportunities for these households.

2. Focus community development activities in disinvested neighborhoods: This study identified one area including parts of downtown and West Rome as a R/ECAP. Additionally, block groups in the South Rome and East Rome neighborhoods have populations that are more than 50% people of color and poverty rates of over 40%. Stakeholders note that deteriorated and abandoned properties and code enforcement issues are more prevalent in these neighborhoods than in other parts of the city. They also identify the need for public investment in these areas, and continued revitalization efforts to improve economic opportunity and jobs access and reduce poverty.

3. Support new construction of affordable housing in high opportunity areas: Over 40% of households in Rome face one or more housing needs, the most common of which is affordability. Continued development of new affordable units in areas with access to quality schools, job opportunities, and other critical community resources will expand housing opportunities for these households and increase affordability in high opportunity areas of the city.

4. Increase accessible housing options for people with disabilities: The AI identified several opportunities to increase housing opportunities for and better address the needs of disabled persons in Rome. The Rome-Floyd County ULDC should be reviewed and amended to treat personal care homes that meet the ordinance's definition of a household in the same manner as other single-family housing. Additionally, spacing requirements that specify a distance of at least 1,500 feet between personal care homes with more than two persons should be eliminated.

5. Provide Fair Housing education and outreach to protected classes: The City of Rome, NWGHA, and Appalachian Housing Counseling Agency have made progress in developing educational materials and programs about Fair Housing over the last few years; however, many residents, landlords, and social service providers still lack information about Fair Housing rights, responsibilities, and reporting complaints. The City can improve its Fair Housing education efforts by developing targeted curriculums for specific groups (such as residents, landlords, or city staff) and planning to hold at least one Fair Housing education event or presentation per quarter in cooperation with various community organizations.

## Program Specific Requirements

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

#### Introduction:

The City anticipates that the only funds available for the 2022 projects will be CDBG funds. These funds will be used for Park and Public Facility Improvements at Banty Jones Park and the Planning/Admin of the CDBG Programs. No other activities will be undertaken with the 2022 allocation.

#### 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
<b>Total Program Income:</b>	<b>0</b>

#### 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%

N/A

