



# Housing, Community & Faith-Based Development Roundtable

Thursday, December 17, 2015  
Rochester, New York



Andrew M. Cuomo  
Governor



James S. Rubin  
Commissioner/CEO



STATE OF NEW YORK  
**EXECUTIVE CHAMBER**  
ALBANY 12224

**ANDREW M. CUOMO**  
GOVERNOR

December 17, 2015

Dear Friends:

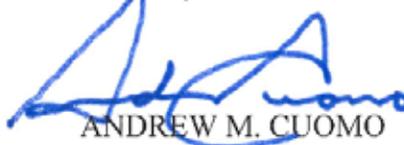
It's a pleasure to welcome you to the Finger Lakes' Housing, Community, and Faith-Based Development Roundtable. The State of New York is fully committed to and invested in meeting the affordable housing needs of our residents. As a continuation of that commitment, our goal today is to build the capacity of our many community-based and faith-based organizations and to inspire partnerships between them to better serve New Yorkers.

The organizations gathered today are key to achieving this goal. You have each been serving your community, identifying its needs and its potential, and responding where you can. We now want to help you reach the next level of progress. Whether your organization is just beginning to explore state funding opportunities or is decades into community development, we hope you walk away with the tools you need to grow and succeed.

This conference will provide an overview of the state agencies focused on housing and social services, present best practices on leveraging multiple state programs, and examine ways to stimulate the development potential of nonprofit and faith-based organizations. In addition, it will offer you valuable access to state program representatives throughout the day, and I encourage you to engage them with your needs and questions.

I thank each of you for joining us today and applaud your services to your community.

Sincerely,



ANDREW M. CUOMO

**WE WORK FOR THE PEOPLE**  
PERFORMANCE \* INTEGRITY \* PRIDE



## Welcome to the Housing, Community & Faith-Based Development Roundtable

Under the leadership of Governor Andrew Cuomo, New York State Homes and Community Renewal is pleased to convene the 2nd NY State Governor's Housing, Community & Faith Based Development Roundtable. And we are thrilled to be here in Rochester, which has shown such an extraordinary commitment to these issues.

The conference provides NY State agencies, faith-based groups, nonprofit organizations and community leaders the valuable opportunity to learn, network and exchange ideas on local affordable housing development strategies and how to access the NY State services that help strengthen organizations, transform communities and improve the lives of low and moderate income New Yorkers.

Thank you for joining us today.

James S. Rubin  
Commissioner/CEO, Homes & Community Renewal

Fran Barrett  
Interagency Coordinator for Not-for-Profit Services

Karim Camara  
Executive Director, Governor's Office of Faith-Based Community Development Services

## Agenda

**9:30-10:00** Registration and Breakfast

**10:00-10:45** Opening Session – Highland Ballroom

**10:45-12:00** Morning Breakout Sessions – Highland Meeting Rooms D-G

**12:00-1:00** Break for Lunch (lunch can be purchased in nearby downtown Rochester- see list at Registration table)

**1:00-2:15** Afternoon Breakout Sessions – Highland Meeting Rooms D-G

**2:15-2:45** Meet the Agencies – Highland Ballroom

**2:45-3:00** Closing Remarks – Highland Ballroom



## MORNING BREAKOUT SESSION DESCRIPTIONS

### **An Introduction to State Funding for Faith-Based and Nonprofit Social Service Providers**

Highland Meeting Room D

Meet the Governor's Office of Faith-Based Community Development Services, and the Governor's Nonprofit Unit, as they guide you through the first steps in becoming a State funding partner.

*Panelists:*

- Fran Barrett, Interagency Coordinator for Not-For-Profit Services
- Karim Camara, Executive Director, Governor's Office of Faith-Based Community Development Services
- Ian Carlson, Director, Grants Reform, NYS Information Technology Services

### **Applying for State Funding for Housing Development Opportunities**

Highland Meeting Room E

Receive an overview of the State's housing finance programs, including eligibility details and timelines, and ask questions of program representatives.

*Panelists:*

- Leonard Skrill, Director of Capital Development, Homes and Community Renewal, moderating
- Brett Hebner, Vice President, HHAC, Office of Temporary and Disability Assistance
- Elizabeth Misa, Deputy Medicaid Director, Department of Health
- Moira Tashjian, Director of Bureau of Housing Development and Support, Office of Mental Health

### **Solutions for Zombie Properties**

Highland Meeting Room F

Rochester leads the nation in zombie properties as a percentage of vacant properties. Join the discussion on initiatives already underway and a new NYSHCR program being launched to address zombie properties. We will also discuss potential legislative solutions and other ways the State and City can help.

*Panelists:*

- Sherri Eckles, Senior Vice President of Single Family Programs, Homes and Community Renewal, moderating
- Dan Burstein, Executive Deputy Superintendent, Real Estate Finance at New York State Department of Financial Services
- Gary Kirkmire, Director of Inspection & Compliance Services, Neighborhood & Business Development at City of Rochester
- Jean Lowe, President, Greater Rochester Housing Partnership
- Laura Smith, Loan Officer, First Niagara Bank

### **Applying for State Funding for Community Development Opportunities**

Highland Meeting Room G

Receive an overview of the State's community development programs, including eligibility details and timelines, and ask questions of program representatives.

*Panelists:*

- Chris Leo, Vice President of Office of Community Renewal, Homes and Community Renewal, moderating
- Sean Fitzgerald, Assistant Commissioner, Homes and Community Renewal
- Mindy Scott, Deputy Commissioner for Finance and Administration, Parks, Recreation and Historic Preservation
- Vincent Esposito, Regional Director for Finger Lakes, Empire State Development



## AFTERNOON BREAKOUT SESSION DESCRIPTIONS

### **Building Partnerships between Community Development Corporations and Faith-Based Organizations**

Highland Meeting Room D

Examining two successful projects in the region, hear State agency representatives and nonprofit leaders highlight best practices for successful partnerships between Community Development Corporations and faith-based organizations, including how to negotiate good joint venture agreements.

*Panelists:*

- Leonard Skrill, Director of Capital Development, Homes and Community Renewal, moderating
- Fran Barrett, Interagency Coordinator for Not-For-Profit Services
- Karim Camara, Executive Director, Governor's Office of Faith-Based Community Development Services
- Scott Benjamin, President, The Charles Settlement House
- Roger Brandt, President, Rochester Cornerstone Group
- Monica McCullough, Senior Vice President of Housing, PathStone Corporation
- Greg Soehner, President and CEO, East House

### **Best Practices in Housing Development**

Highland Meeting Room E

Agency representatives highlight new State programs, and discuss with nonprofit leaders how they have successfully combined multiple programs, to enhance services to several populations.

*Panelists:*

- Sean Fitzgerald, Assistant Commissioner, Homes and Community Renewal, moderating
- Brett Hebner, Vice President, HHAC, Office of Temporary and Disability Assistance
- Moira Tashjian, Director of Bureau of Housing Development and Support, Office of Mental Health
- Carol Wheeler, Manager of Housing, City of Rochester
- Miriam Zinter, Mortgage Officer, Community Preservation Corporation

### **Increasing Homeownership in Rochester**

Highland Meeting Room F

Join a discussion on tools available to increase homeownership opportunities in Rochester, including various first time homebuyer financing programs, preparing potential buyers for homeownership and the Federal Home Loan Bank's First Home Club savings program.

*Panelists:*

- Dawn Adams, Assistant Vice President, Business Development Officer, Homes and Community Renewal, moderating
- Mary Leo, Director of Homeownership Programs and Program Compliance Officer, The Housing Council at PathStone
- D. Cynthia Palladino, VP/Director of Collateral Analytical Services and the First Home Club, Federal Home Loan Bank of New York
- Pamela Short, Sr. Mortgage Consultant, M&T Bank, Mortgage Division
- Philip J. Swetz, Affordable Housing Solutions Manager, First Niagara Bank

### **Successful Downtown Revitalization**

Highland Meeting Room G

Discussion on what works and what doesn't in downtown revitalization, with a focus on combining revitalization with other State programs.

*Panelists:*

- Chris Leo, Vice President of Office of Community Renewal, Homes and Community Renewal, moderating
- Stephen Golding, Program Administrator, Empire State Development
- Kristen Stewart, Director of Preservation and Design, Corning's Gaffer District
- Louise Wadsworth, Downtown Coordinator, Downtown Partnership of Livingston County
- Miriam Zinter, Mortgage Officer, Community Preservation Corporation



## Participating New York State Agencies

### New York State Homes and Community Renewal

Under the leadership of Governor Andrew M. Cuomo, the mission of Homes and Community Renewal is to create a better everyday life for low and moderate income New Yorker's by developing, preserving and protecting affordable housing and contributing to the growth of vibrant, economically healthy communities.

### Nonprofit Coordination Unit

The Nonprofit Coordination Unit is a groundbreaking office created by Governor Cuomo in 2014 to support nonprofits and strengthen their partnership with the State. The Unit works to address issues that are of importance to the State's nonprofit sector and ensure that nonprofits are providing the best level of service to residents. This includes simplifying grants management, standardizing Requests for Proposals issued by State agencies and providing coordination and support when State-funded nonprofit organizations are in crisis. The Unit is also available to assist with questions from nonprofits about State regulations, new initiatives or other concerns.

### The Governor's Office of Faith-Based Community Development Services

Created in 2015, the Governor's Office of Faith-Based Community Development Services builds upon Governor Cuomo's commitment to support nonprofits and better serve communities across the State. The office assists faith-based organizations in applying for grants from state agencies. We provide informational resources for faith-based organizations to build their capacity in order to provide effective services, improve performance and increase sustainability. We're creating a network of faith-based organizations to better coordinate efforts, build coalitions and develop effective partnerships.

### New York State Department of Financial Services

The Department of Financial Services (DFS) reforms the regulation of financial services in New York to keep pace with the rapid and dynamic evolution of these industries, to guard against financial crises and to protect consumers and markets from fraud. The Real Estate Finance Division monitors and investigates real estate and homeowner issues as well as such financial services industries as title insurance and mortgage insurance, both supporting and coordinating efforts with the Banking, Insurance, and the Financial Frauds & Consumer Protection Divisions.

### New York State Department of Health

The NYS Department of Health (DOH) protects and improves the health, productivity and well-being of all New Yorkers. By supporting safe, affordable housing coupled with necessary healthcare services, DOH is helping to lower healthcare costs while improving the health of our most vulnerable residents.



## **Empire State Development**

Empire State Development (ESD) is New York's chief economic development agency. The mission of ESD is to promote a vigorous and growing economy, encourage the creation of new job and economic opportunities, increase revenues to the State and its municipalities, and achieve stable and diversified local economies. Through the use of loans, grants, tax credits, and other forms of financial assistance, ESD strives to enhance private business investment and growth to spur job creation and support prosperous communities across New York State. ESD is also the primary administrative agency overseeing Governor Cuomo's Regional Economic Development Councils and the marketing of "I Love NY," the State's iconic tourism brand.

## **New York State Office of Alcoholism and Substance Abuse Services**

The New York State Office of Alcoholism and Substance Abuse Services (NYS OASAS) recognizes that safe and affordable housing for homeless individuals and families suffering from a substance use disorder (SUD) is a critical recovery support service. NYS OASAS provides opportunities for permanent supportive housing to homeless adults and families through rental subsidies and case managed supportive services. NYS OASAS oversees and administers a housing portfolio that is funded at approximately \$31 million with six distinct brands of permanent supportive housing (PSH).

## **New York State Office of Mental Health**

New York State has a large, multi-faceted mental health system that serves nearly 730,000 individuals each year. The Office of Mental Health (OMH) operates psychiatric centers across the State, and also regulates, certifies and oversees more than 4,500 programs, which are operated by local governments and nonprofit agencies. OMH provides for the development of housing for individuals with mental illness throughout New York State, as well as maximizing access to housing opportunities for individuals with diverse service needs. OMH funds and oversees a large array of adult housing resources and residential programs in New York State, including congregate treatment, licensed apartments, single room residences, and supported housing.

## **The Office of Temporary and Disability Assistance**

The Office of Temporary and Disability Assistance (OTDA) supervises programs that provide assistance and support to eligible families and individuals. Those programs include: temporary cash, food, and heating assistance; child support enforcement; homeless housing and services programs; and assistance to certain immigrant populations.

## **New York State Parks, Recreation and Historic Preservation**

The New York State Office of Parks, Recreation and Historic Preservation oversees 180 state parks and 35 historic sites which are visited by 62 million people annually. New York's parks and historic sites provide affordable outdoor recreation and education opportunities, contribute to the economic vitality and quality of life of local communities and directly support New York's tourism industry. The Office of Parks, Recreation and Historic Preservation is responsible for the operation and stewardship of the State park system, as well as advancing a statewide parks, historic preservation and open space mission.