

OFFICE OF THE MAYOR  
**Jeffrey M. Lanigan**



September 20, 2024

Proposed City of Rome State and National Registers Listing  
Historic Rehabilitation Tax Credit Programs

Dear Property Owner,

The City of Rome is working with a historic preservation consultant to submit a nomination of local historic properties for listing on the State and National Registers of Historic Places. We have pursued this designation to help recognize properties of historic value as well as to allow property owners to take advantage of the New York State Homeowner's Tax Credit Program and a joint federal and state tax credit program.

Coordinated through the National Parks Service (NPS) and the State Historic Preservation Office (SHPO), the State and National Registers of Historic Places are the official lists of buildings, structures, districts, objects, and sites significant in the history, architecture, archeology, engineering, and culture of New York and the nation. This program will not further restrict what private property owners can do to their properties, and changes to properties will NOT need to go through the Planning Board. The existing local Historic and Scenic Preservation District regulations remain unchanged.

If approved, the NYS Homeowner's Tax Credit Program would provide access to tax credits for expenses you spend to rehabilitate your property. Homeowners would have access to a 20% tax credit for expenditures totaling up to \$50,000 in a single tax year. Qualifying expenditures include heating system upgrades, plumbing work, historic window repair, exterior painting, etc. Although the properties within the boundary are still pending, eligible homeowners within the proposed boundary can take advantage of this program now.

Furthermore, owners of eligible income-producing properties in need of substantial rehabilitation could apply for the Commercial Tax Credit Program which provides a 20% federal tax credit and up to 30% state tax credit. Proposed work must be approved in advance by SHPO and the NPS.

These programs recognize historic preservation as an important economic catalyst for communities; it provides jobs, encourages investment, and keeps buildings on tax rolls. With the boundary completed, and the process underway, we are convening a public meeting to introduce the National Register and Tax Credit programs to you. Topics will include:

- What is the historic significance of the proposed district?
- What does placement on the National Register listing mean?
- Who would qualify for the tax credits?
- How would you apply for tax credits?
- What kind of changes can a property owner make to a building and still receive tax credits?

We hope that you can join us on Monday, November 4th, 2024 at 6:00pm at the Capitol Theatre (230 W. Dominick St.). At the conclusion of the formal presentation there will be time for Q&A. A map of the nominated district is attached.

Sincerely,

Jeffrey M. Lanigan, Mayor  
City of Rome, NY