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HOUSING Matters



80 by 18 Campaign

The *80 by 18* campaign was launched at HOPE in 2015 as a goal to provide homes to 80 additional residents by 2018. The slogan serves to galvanize efforts around a collective purpose. Since its inception, HOPE has pursued an ambitious strategy that capitalizes on city and federal housing funds, foundation-grants, and donations raised at



GET INVOLVED

CONNECT

Learn more about our mission, follow our story, and spread the word!



/hope-homes.org

EVENTS

Join us for an upcoming volunteer opportunity, grand opening, or fundraising event.

Charity Golf & Tennis Classic

- ◆ Location: Ocean Trails (at Trump National Golf Club)
- ◆ Date: October 25th, 2016
- ◆ www.hope-homes.org/golf

SPONSOR

HOPE relies on a variety of revenue

streams, including corporate underwriting. For additional information, contact info@hope-homes.org. Sponsorships available for:

- ◆ Charity Golf & Tennis Classic
- ◆ Open Houses
- ◆ Volunteer Events
- ◆ Newsletters

ADVOCATE

Visit our partners to learn more about campaigns that support safe and affordable housing.



CONTACT US

We'd love to hear from you. Share your ideas, questions, or concerns.
Email: info@hope-homes.org
Toll Free: (877) 311-HOPE

Thank You!

We would like to recognize our board for their service and dedication to our cause.

HOPE Board of Directors

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Home Ownership for Personal Empowerment Inc. is a 501 (c)(3) organization and relies on the generosity of donors to sustain its mission and programs. (EIN# 33-0618316)



This brings HOPE more than halfway to its goal of 80!

Increasing Program Capacity

One exciting facet of this rapid expansion of housing is the diversification of programs these much needed units will support. The following three properties were added as *Affordable Housing*: Flatbush Avenue (3 people), Fairford Avenue (3 people), and Rosecrans Avenue (4 people). *College to Career* housing

annual events to successfully purchase seven new properties as of April 2016. In total, these sites will house 41 extra residents.

will be able to bring in 12 more students with the acquisition of the Clark Avenue site. Our 213th Street property in Carson will be a *Licensed Home* for three individuals. Lastly, HOPE has added two properties in Long Beach, on Daisy Drive and Banner Avenue, to support an *Assisted Living* model that combines the independence of our affordable homes with the 24 hour availability of onsite staff that will be on call to provide assistance with daily living activities as needed. These properties will each house eight residents with a spare unit set aside for service provision employees.

Financing Rapid Expansion of Housing

Denise Fanelli, Associate Director, recalls how we were able to move so quickly to the halfway point of this goal.

"Growing upon our current partnerships with the City of Long Beach and Norwalk we were able to leverage both cities' HOME funds that are set aside for Community Housing Development Organizations (CHDOs)." This will continue to be a big part of the puzzle, but grants from Ahmanson, Del Harbor and Rose Hills Foundations have also played major roles in funding the acquisition and renovation of these seven properties, as have the many individual donations contributed to the *80 by 18* campaign.

HOPE is also exploring affordable housing tax credits and creative federal loan instruments that will enable

You can be a part of our campaign. Make a donation at www.hope-homes.org

the purchase of the additional units on our way to providing homes for the remaining 39 residents necessary to reach our goal of 80. One such new possible line of credit is a federal loan through the California Health Facilities Financing Authority. These loans are low interest, long term, and allocated for the acquisition and renovation of public health facilities like HOPE's licensed homes.

Accomplishment & Recognition

In a speech to the Norwalk City Council, HOPE's Executive Director, Kristin Martin, brought focus on why our 80 by 18 campaign is so important for those we serve, "Last week I had the special pleasure to celebrate with some of you at the grand opening of our newest safe, stable, healthy and affordable housing site off of Flatbush Avenue. And in our State, that is no small feat. As you are probably aware, California is in the midst of a housing crisis. Increased demand for housing, stagnant wages, and rising rents have continually made it harder for Californians with disabilities to find homes they can afford. So a single unit of new



or preserved affordable housing, for those most vulnerable in our communities, is an accomplishment to celebrate."

On April 7th, the City of Norwalk received a 2015 Congressional Recognition of Excellence Award, from Congresswoman Linda Sanchez, for their innovative partnership with our organization during this campaign that saw four HOPE homes built in their city!



RHIANNON ACREE JOINS BOARD

HOPE FEELS BLESSED to receive the support of Rhiannon Acree, an individual with an unparalleled passion for service, a unique understanding of our industry, and an ardent dedication to the betterment of her community. A registered nurse by trade, she has parleyed her entrepreneurial spirit into creating Cambrian Homecare, an agency with more than 1,000 employees who provide assistance to people who have developmental disabilities, HIV/AIDS, or are seniors or veterans who chose to have help at home. The Long Beach Chamber of Commerce recently recognized her as the 2015 Entrepreneur of the Year.

As a long time donor and committee member at HOPE, we are proud to welcome Rhiannon as the newest member of our Board of Directors. Currently she is spearheading efforts at growing our \$5,000+ per year recurring gift program. Thank you Rhiannon for your continued service to the community!

MAKING MOVES TOWARD SUSTAINABILITY



Solar City Employees installing photovoltaic cells on residential homes.

Environmental sustainability is everyone's responsibility. As a housing developer, our industry has an even greater obligation because it is among the highest energy consuming sectors of the economy.

In an effort to increase the use of sustainable housing practices, HOPE is continuing its existing "Green" activities and adding additional best-practices to its operations. Our Lawn to Garden (L2G) initiative, in partnership with Rebuilding Together Long Beach and the

Long Beach Water Department, is moving forward in 2016. To date we have removed water-thirsty lawns and installed draught tolerant, regional landscapes at five HOPE homes. Additionally, we are in the final stages of negotiation with Solar City on a new pilot project. Contracts are being reviewed to install solar panels on several of our affordable homes. Installation is targeted to begin in May of this year, after which we hope to expand our use of solar power.

Both of these strategic moves save energy and decrease our environmental impact while also lowering utility costs for our tenants and long-term expenses for HOPE.

WHAT A HOME MEANS TO HOPE RESIDENTS

A core value at HOPE is to empower individuals to live as active and contributing members of their community. We see every day how providing a stable and affordable home can have a dramatic impact on one's life. It heightens self-esteem and gives confidence to achieve more in other areas of life, such as employment, education, and social development.

We recently spoke with three HOPE residents named Ackendricks, Byran and Destry. They were asked what the word "Home" meant to them. Ackendricks said he really appreciated having space to call his own, "It is exciting. You got your own privacy. You have a living room, a kitchen, a backyard. I sleep in my own room." Byran valued his independence, and Destry really appreciated feeling secure, "To me a home is a place where you can feel safe, feel warm. Where you feel good to be there."

These are basic aspects of a home that can easily be taken for granted. For residents with developmental disabilities though, it is often difficult to find stable and affordable places to live. Developmentally disabled adults are among our poorest and most vulnerable populations when it comes to housing. Soaring rents along with the need for supportive services leave few options for independent living. Sadly, some find themselves without housing due to a death in the family or unforeseen financial crisis. In these instances, HOPE homes are often their only opportunity to live independently in healthy and accessible housing.

We are so grateful for the hard work, advocacy, and financial gifts provided in support of our mission. Together we will continue to ensure that there is always a home available for those most vulnerable in our community.

"A home is a place where you can feel safe."



1. Byran sitting for his interview.
2. Ackendricks hanging out in his kitchen.
3. Grand opening of their home in Norwalk.



Are you a Mission Maker? Are you someone who wants to help HOPE residents live independently in safe and welcoming neighborhoods? If so, it just takes a few dollars each month to provide affordable, safe and healthy homes for people with developmental disabilities. Become a member of Mission Makers by providing a sustaining gift of \$10 or more per month.

Visit our website at www.hope-homes.org/mission-makers to join today!