ANNUAL REPORT 2022

WORKING TOGETHER FOR STRONG COMMUNITIES®



NEIGHBORWORKS® SOUTHERN NEW HAMPSHIRE **ENHANCES PEOPLE'S LIVES AND** THE COMMUNITY ENVIRONMENT **BY PROVIDING ACCESS TO QUALITY HOUSING SERVICES, REVITALIZING NEIGHBORHOODS, AND SUPPORTING OPPORTUNITIES FOR** PERSONAL EMPOWERMENT.



Message from our Executive Director

THIRTY YEARS! TO SAY A LOT HAS CHANGED IN THE THIRTY YEARS SINCE OUR FOUNDING WOULD BE AN UNDERSTATEMENT AS SOME OF THE MOST SIGNIFICANT CHANGES HAVE BEEN IN JUST THE LAST TWO YEARS. OUR SUCCESS IS DUE TO OUR ABILITY TO ADAPT AND RESPOND TO MARKET CONDITIONS.

We created a loan program in the early 2000s to compete with the sub-prime predatory loans. In the late 2000s, we switched gears to address foreclosure prevention needs. As towns were shutting out multi-family development, we expanded our footprint to address workforce housing needs. As city neighborhoods struggled with quality-of-life issues, we bolstered our community building and engagement efforts.

Today, the focus on housing needs in New Hampshire has never been greater. The land use regulatory system created during the late 20th century, followed by decades of "growth management" policies, have laid the groundwork for an inadequate housing supply, which is exacerbated by economic conditions from the pandemic, inflation, transportation, and supply chains. With rising interest rates, the market for first time home buyers has evaporated. New Hampshire Housing reports the statewide median sales price of homes is \$450,000, an increase of 18% from last year and up 69% in the past five years. But the dream of homeownership is alive, and HOMEteam continues to educate and prepare homebuyers to make wise choices.

The picture for rental apartments is just as bleak. It is encouraging to see an influx of new inventory as an overall increase in supply will create, in theory, more opportunity all the way down the income and rent scales. But in this climate, that will not be the effect. With a .3% vacancy rate nearly everywhere, people will go where the new product becomes available.



So what about building affordable housing? Lumber and building material prices have been on a roller coaster the past two years and most costs are 40% higher today than when we completed our last project in 2020. Deeper subsidy is required to make construction feasible.

Despite these enormous challenges, we completed major projects in Manchester and Nashua, created new homeowners, and improved neighborhood conditions. Support of this organization helped to make it all possible, and I encourage you to stay tuned for more great things to come because we

simply do not give up.

Most gratefully,

Robert Tourigny Executive Director

TODAY, THE FOCUS ON HOUSING NEEDS IN NEW HAMPSHIRE HAS NEVER BEEN GREATER.

HOMEBUYER CLASS & COUNSELING PAY OFF



ENVISIONING WHERE SHE IS TODAY WOULD HAVE BEEN DIFFICULT FOR BETH JELLISON OVER TWENTY YEARS AGO. SHE HAD A STEADY JOB, BUT MONEY WAS TIGHT FOLLOWING HER DIVORCE.

Taking a walk along Elm Street during her lunch hour, Beth entered NeighborWorks[®] Southern New Hampshire's offices and began to open her mind to the possibility of homeownership. She so wanted to provide a positive environment for her young daughter.

Beth participated in a first-time homebuyer class and then worked one-on-one with a counselor who examined her financial situation more closely. Her income was limited but her credit was good. Her counselor helped her develop a budget and a realistic plan to homeownership.

By the end of 2001, Beth was in position to purchase a home. Her price range was modest, but doable. Working with NeighborWorks[®] Southern New Hampshire, Beth gained access to additional down payment and closing cost assistance.

"It was a bit of a roller coaster," Beth says, "but my realtor helped me find a two-bedroom, 1.5 bathroom condominium that I knew was

WHEN YOU GET **HOMESMART** YOU **CONFIDENT** ABOUT

CRO

GET HOME SMART

perfect for us." Beth and her daughter moved into their Manchester home in 2002.

Their new home provided what Beth calls a "place of stability," where she and her daughter "put down roots and felt part of a community." Grateful for the guidance she received, Beth became involved with NeighborWorks® Southern New Hampshire, eventually becoming a member of our Board of Directors and the first homeowner client to become Chair of the Board.

But the unexpected happened in 2009 when Beth was laid off from her job. After not working for almost a year, she landed a temporary job, which became a permanent position in 2012. She was able to keep up with her mortgage payments throughout this transition period because she lived within her means and was not overextended in her housing situation.

In 2017, Beth returned to serve on our Board of Directors, and is currently fulfilling her second, three-year term on the Board.

Twenty years later, Beth feels confident as she looks to the future. Not only is her daughter grown and steady on her own, Beth made her final mortgage payments in June 2022, paying off the total debt ten years earlier than expected.

Although she has had to replace essential systems over the years, such as the water heater and furnace, Beth is looking forward to making some cosmetic upgrades. She also looks forward to the future-retiring in her home, free from mortgage debt. Beth has come full circle, and she feels a sense of satisfaction and confidence about her homeownership journey. "My homeownership has been possible because of the guidance I received those years ago. I'm so glad this resource continues for homebuyers today," she says.

CAN BE A BIG **INVESTMENT**.



Clients continued to be challenged in their ability to purchase a home. Mortgage interest rates were at a record low; however, lack of inventory of homes on the market and intense demand raised purchase prices to levels very difficult to meet by first-time low- and moderate-income households. Interest in home ownership remains strong, demonstrated in the number of individuals participating in education and counseling, but homebuyers are having difficulty competing in the current market.

RECENT CLIENT COMMENTS

"I appreciated the explanation of services in layman's terms and quizzes throughout to make sure we understood the definitions and processes."

"I wouldn't have signed up for a one-on-one session except that it was required for the loan program I was interested in, but I would recommend a counseling session with HOMEteam to anyone. It was so helpful to speak with a neutral party who only wanted to help me find the right option for my needs."

HOMEteam Impact

- 151 individuals educated (123 households)
- ▶ 181 households counseled
- ▶ 30 homes purchased
- \$38,000 provided in downpayment assistance loans to 4 families

State of New Hampshire

HOMEteam's focus area (homeownership and financial wellness) _____

Affordable rental_____ housing development focus area

WEST SIDE RENEW MANCHESTER

243, 244, & 259 DOUGLAS STREET

Redeveloped a total of seven existing affordable rental apartments on Manchester's West Side. Capital improvements included:

- ▶ New roofs, new siding and windows
- ▶ New kitchens and baths, including appliances and fixtures
- ▶ Energy upgrades, including new HVAC systems
- ▶ New fences and landscaping around the properties

Project financing provided by: City of Manchester, New Hampshire Community Development Finance Authority (through tax credits purchased by Brady Sullivan Properties, Eastern Bank, BankProv, Lavallee Brensinger Architects, Trivantus, Anonymous donor, Secured Network Services, Bar Harbor Bank & Trust, TFMoran, Cambridge Trust, and Gary Chicoine Construction Corp). Additional support provided by the TD Charitable Foundation.

Contractor: PIDCOR Photography: Cross Photography



NASHUA TREE STREETS REVITALIZATION CONTINUES

40-42 ASH STREET

Redeveloped four apartments in one property located in the Tree Streets neighborhood, converting them from market rate units to affordable rental apartments. Capital improvements and structural repairs included:

- Removed two layers of exterior siding; installed new exterior insulation and new vinyl siding
- ► Replaced roof
- Demolished approximately 50% of interior walls; new framing installed to improve structure and create functional spaces
- Installed new windows and doors throughout the building
- Removed old electrical wiring and installed new wiring throughout the building
- Old plumbing removed; installed new pipes and vents
- Installed new kitchens, including new cabinets, countertops, appliances, sinks, and fixtures; added dishwashers and built laundry closets with washers and dryers
- ► Installed new bathrooms, including showers, toilets and fixtures
- Removed multiple layers of flooring; installed new subfloors and LVT flooring
- Installed new interior insulation and drywall, and painted interior walls









MONTHLY RENTS RANGE FROM \$950 TO \$1,000, WITH HEAT AND HOT WATER INCLUDED.

Project financing provided by: New Hampshire Community Development Finance Authority (through tax credits purchased by Merrimack County Savings Bank, Brady Sullivan Properties, Eastern Bank, Tulley Automotive Group, Belletetes, JCM Management Company, BankProv, Camden National Bank, Gary Chicoine Construction Corporation, Anonymous donor, TFMoran, J. Lawrence Hall, Keller Williams Realty Metropolitan, Neighborhood Energy of New England). Additional support provided by the City of Nashua, Eversource, Liberty Utilities, NeighborWorks[®] America, Cogswell Benevolent Trust, New Hampshire Charitable Foundation, New Hampshire Housing, Samuel P. Hunt Foundation, and The McIninch Foundation.

Contractor: PIDCOR Photography: Cross Photography

IMPROVED EXTERNAL ENVIRONMENT EASED THE NEED FOR TOTAL VIRTUAL FORMATS FOR ACTIVITIES AND ENGAGEMENT WITH TENANTS AND RESIDENTS.

Our team remained in close communication with tenants experiencing hardship due to the COVID-19 pandemic or other financial or health related setbacks, and collaborated with tenants, community partners, and neighborhood residents, continuing to enhance cohesion among our tenants and other neighborhood residents and build positivity, building by building and block by block.





PROGRAMS AND ACTIVITIES:

- Monthly meetings of Manchester's Center City Neighborhood Group at Hope Tabernacle, offering a forum for neighborhood residents, representatives of community organizations, and members of the Manchester Police Department to discuss issues, concerns, and opportunities, as well as plan positive initiatives in the neighborhood.
- Planted bulbs with residents of Ledge/McLaren properties in Nashua in honor of Red Ribbon Week.
- Provided a week-long summer day camp experience for 12 kids/teens living in our rental apartments, paying for the cost of attendance at a camp of their choice; provided 12 summer fun bags for tenant families that included supplies and gift cards for either a day-long beach or hiking excursion.
- Hosted summer socials at all properties, which included pizza, craft activities, ice cream, and games.
- Hosted in-person or virtual socials for tenants, including pumpkin painting, gingerbread house decorating, Easter egg painting, and a virtual paint night.





TENANT SERVICES & NEIGHBORHOOD ENGAGEMENT



- Distributed new backpacks filled with school supplies to 50 children and teens in Manchester through a donation by HarborOne Mortgage, and 10 backpacks with supplies to 10 children and teens in Nashua through a donation by Nashua PAL.
- Distributed gift cards for food, gas, winter clothing, and games to tenants at Christmas as a result of donations from employees of Fidelity Investments and several private citizens.
- Facilitated a six-week leadership program for youth and teens, in partnership with Nashua PAL. The session culminated in a special project voted on and implemented by participants. This year's project involved assembling 50 personal hygiene kits, which were donated to the Nashua Soup Kitchen and Shelter.
- Hosted a Resource Fair for residents of Pine Valley Loft Apartments in Milford and a Health Fair for residents of Kensington Woods in Bedford, two rental developments where we provide contracted services.
- Hosted a Financial Capabilities workshop series for tenants of Marshall Street Apartments in Nashua through our HOMEteam program. Residents received information about prudent financial practices, such as budgeting, saving, and use of credit, to help them improve their financial stability.









David P. Goodwin Outstanding Neighbor Award



2022 Recipient — Sylvio Dupuis

BORN AND RAISED IN THE QUEEN CITY, SYLVIO DUPUIS GREW UP ON MANCHESTER'S WEST SIDE IN A NEIGHBORHOOD THAT HE STILL CALLS HOME.

After graduating from Manchester schools and attending Saint Anselm College, Sylvio enrolled in the Illinois College of Optometry in Chicago, knowing he would return one day to Sylvio has been willing to get involved in community at pivotal points in time, with several having direct impact on NeighborWorks® Southern New Hampshire. He was involved

his beloved Manchester. And so he did-serving in the Air National Guard at Grenier Field (now Manchester/ Boston Regional Airport) as an Optometry officer while maintaining a private practice on the West Side in the evening, which expanded to a second location in Goffstown.

Syl was eager to pursue his passion for politics and community matters. Despite defeat in his attempt to become an Alderman, he was not discouraged. He took a big leap in 1971, running for Mayor of Manchester, where he served two terms.

His path led him to other noteworthy positions in the private and public sectors over the years, including founding President of Catholic Medical Center, Commissioner of Health and Human Services, and later Commissioner of Insurance. In

between, he served as President of New England College of Optometry, President of Catholic Medical Center again, Interim President of Notre Dame College, Interim President of the New Hampshire Historical Society, and eventually to his current role at the Massachusetts College of Pharmacy and Health Sciences in Manchester. His last full-time professional position was as Executive Director of McLane Middleton Law Firm.



in our formation when there was dire revitalization needs in the Center City. And he has remained involved and committed to our housing and community development mission for 30 years.

He helped to secure grant funding that resulted in HUD's purchase of the former Sacred Heart Hospital, which is now home to 95 subsidized rental apartments operated by the Manchester Housing & Redevelopment Authority. Syl facilitated a graceful close to Notre Dame College, including the disposition of the Straw Mansion. Today, this historic building is part of NeighborWorks[®] Southern New Hampshire's portfolio of affordable rental apartments in Manchester.

Syl is a founding member of the Center for Ethics in Society at Saint Anselm College, which has been a leader in

exposing housing inequities and need in our state. And downtown Manchester would not be the same had people like Syl not taken a leadership role in the preservation of the Palace Theatre.

With his wife Cecile by his side for 66 years, Sylvio Dupuis has been steadfast to the motto of his high school graduating class, "Not for one but for all."

PAST RECIPIENTS OF THE DAVID P. GOODWIN OUTSTANDING NEIGHBOR AWARD



Created in honor of Manchester resident and long-time Trustee David P. Goodwin, this award recognizes an individual or entity who exemplifies a commitment to the availability of quality affordable housing and homeownership opportunities through generosity and service to NeighborWorks® Southern New Hampshire.

2009 DAVID P. GOODWIN 2010 CLAIRA P. MONIER 2011 ROBERT DASTIN, ESQ. 2012 RAYMOND WIECZOREK 2013 FRED B. KFOURY JR. 2014 PAULINE IKAWA

2015 SHEEHAN PHINNEY BASS + GREEN PA

2016 BARRY BRENSINGER 2017 NEW HAMPSHIRE HOUSING FINANCE AUTHORITY 2018 JOSEPH B. REILLY 2019 RON BOUFFORD

Consolidated Statements of Financial Position

FINANCIALS

MANCHESTER NEIGHBORHOOD HOUSING SERVICES, INC. D/B/A NEIGHBORWORKS[®] SOUTHERN NEW HAMPSHIRE AND AFFILIATES

Consolidated Statements of Financial Position March 31, 2022 and 2021











	2022	2021			
ASSETS					
Current assets					
Cash and cash equivalents	\$ 2,442,909	\$ 1,530,920			
Contributions receivable	28,502	566,768			
Current portion of developer fees receivable	58,892	699,006			
Current portion of loans receivable, net	43,000	23,000			
Other current assets	119,852	127,508			
Total current assets	2,693,155	2,947,202			
Assets whose use is limited	2,255,946	2,598,846			
Restricted deposits	1,426,033	2,243,702			
Developer fee receivable,					
net of current portion	135,623	17,980			
Loans receivable, net of current portion					
and valuation allowance	1,727,782	1,425,195			
Property and equipment, net	6,761,126	10,713,526			
Investment properties	1,370,131	629,911			
Other assets	50,257	66,358			
Total assets	<u>\$ 16,420,053</u>	<u>\$ 20,642,720</u>			
LIABILITIES AND NE	T ASSETS				
Current liabilities					
Current portion of notes payable	\$ 35,328	\$ 77,844			
Accounts payable and accrued expenses	191,693	302,297			
Total current liabilities	227,021	380,141			
Other liabilities					
Contractual advances	986,504	1,066,504			
Notes payable, net of current portion	3,253,100	4,950,945			
Contingent loans and advances	30,327	235,970			
Total other liabilities	4,269,931	4,269,931 6,253,419			
Total liabilities	4,496,952	4,496,952 6,633,560			
Net assets					
Without donor restrictions	10,903,896	12,200,171			

 With donor restrictions
 1,019,205
 1,808,989

 Total net assets
 11,923,101
 14,009,160

 Total liabilities and net assets
 \$ 16,420,053
 \$ 20,642,720

FINANCIALS

MANCHESTER NEIGHBORHOOD HOUSING SERVICES, INC. D/B/A NEIGHBORWORKS[®] SOUTHERN NEW HAMPSHIRE AND AFFILIATES

Consolidated Statement of Activities Year Ended March 31, 2022 (Comparative Totals Year Ended March 31, 2021)

	Without Donor Restrictions		With Donor Restrictions		2022 Total			2021 Total
Revenue, gains and other support								
Corporate contributions	\$	180,825	\$	69,000	\$	249,825	\$	479,833
Foundation contributions		141,700		-		141,700		323,266
Individual contributions		54,321		-		54,321		51,356
Government contracts		295,460		103,500		398,960		28,856
NeighborWorks [®] America grants		74,500		-		74,500		417,087
Program service and developer fees		556,723		-		556,723		475,919
Rental income		839,280		-		839,280		1,341,571
Interest income		64,646		-		64,646		42,227
Paycheck Protection Program (PPP) funding		-		-		-		178,013
Contingent loan and								
advance forgiven		205,000		-		205,000		-
Other		172,377		-		172,377		396,342
Net assets released from purpose restrictions		962,284		<u>(962,284)</u>		<u> </u>		
Total revenue, gains and other support		3,547,116		(789,784)		2,757,332		3,734,470
Operating expenses								
Program expenses								
Neighborhood development		928,708		-		928,708		994,386
Home ownership		421,277		-		421,277		413,853
Rental properties		848,825		-		848,825		1,191,620
Resource development		252,002		-		252,002		233,946
General and administrative		122,480		-		122,480		126,437
Total operating expenses		2,573,292		-		2,573,292		2,960,242
Change in net assets from operations		973,824		(789,784)		184,040		774,228
Contributions and grants restricted for long-term purposes		-		-		-		24,000
Effect of (deconsolidation) consolidation of affiliates		(2,270,099)				(2,270,099)		991,880
Change in net assets		(1,296,275)		(789,784)		(2,086,059)		1,790,108
Net assets, beginning of the year		12,200,171		1,808,989		14,009,160		12,219,052
Net assets, end of the year	\$ 1	0,903,896	\$	1,019,205	\$	11,923,101	\$ 1	4,009,160
	<u> </u>		<u> </u>	, , , , , ,	<u> </u>			

NeighborWorks® Southern New Hampshire is pleased to report that the Annual Audit report is an unmodified (clean) audit opinion. The statements present fairly, in all material respects, the consolidated financial position and the consolidated changes in net assets of the organization in accordance with US generally accepted accounting principles (U.S. GAAP).

The complete independent auditor's report is available upon request.

Donors / April 1, 2021 – March 31, 2022

Donors to NeighborWorks[®] Southern New Hampshire ensure that the organization has financial resources to create quality housing and deliver our programs and services. We recognize with deep gratitude the generosity this past year of those listed on the following pages, as well as the personal involvement of individuals who helped us remain financially strong, strategic in approach, and responsive to community need.

THANK YOU!



Bank of America Charitable Foundation Bank of New Hampshire **Brady Sullivan Properties** Cambridge Trust Charitable Foundation Citizens Bank City of Manchester City of Nashua Cogswell Benevolent Trust DCU for Kids **Dobles Foundation** Eastern Bank Foundation Granite United Way Meredith Village Savings Bank NeighborWorks[®] America **New Hampshire Charitable Foundation** New Hampshire Housing Northeast Delta Dental Sheehan Phinney Santander

TD Charitable Foundation

United States Department of Housing & Urban Development (HUD)

Wells Fargo Foundation

ARCHITECT

ALTA Good Deeds Foundation Anagnost Investments **Bangor Savings Bank** BankProv The Bauman Family Foundation **Boufford Insurance Agency Enterprise Bank** Greater Manchester/Nashua Board of Realtors HarborOne Foundation Merrimack County Savings Bank J.P. Morgan Chase Bank **NBT Bank** Northway Bank **Otis Atwell** St. Mary's Bank Stewart Property Management Youth Service America



Donors

MASTER BUILDER

- Ella F. Anderson Trust BNY Mellon, N.A., Trustee
- Nancy and Thomas Barrett
- Employees of Associated Grocers of New England and AG Supermarkets

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Ellie and David Cochran

Dorothy Gould Cook Memorial Fund of the New Hampshire Charitable Foundation

- Craig, Deachman & Associates
- Diane Davidson and William Weidacher

Evernorth

Federal Home Loan Bank of Boston

Robert Gagne

Thomas Getz

David P. and Dorothy M. Goodwin Family Fund of the New Hampshire Charitable Foundation Jaye and Charlie Goodwin

- HarborOne Bank
- HarborOne Mortgage
- KW Charity
- Janel and Eric LeBlanc
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Mortgage Bankers & Brokers Association of New Hampshire

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Venetia and Joseph B. Reilly

Roedel Family Charitable Fund of the New Hampshire Charitable Foundation

- Connie Roy-Czyzowski
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- Stewart Title Guaranty Company
- Summit Title Services
- Ellen and Robert Tourigny
- Alan Villeneuve
- Anna and Kenneth Viscarello
- Carol Willoughby, Esq.

Woodsville Guaranty Savings Bank



Donors



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IN MEMORIUM

Robbie Dastin by Bob Dastin

Luke Capistran by Beth and Greg Plentzas

TO HONOR

Colliers employees and Scanlon family by Dan Scanlon

Beth Jellison by Cathy Kodama

Dan Scanlon by NH CIBOR (Legacy Award)

Robert Tourigny by Ann and William Marvin

Robert Veilleux by Phenix Title Services

DONOR, VOLUNTEERS, COMMITTEE MEMBERS



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PROGRAM OR EVENT VOLUNTEERS REDUCED FEE

All Views Home Inspection Sandra Almonte Nye Almonte Abi Cyr **Rick Hannigan** Adalia Johnson Manchester Police Department Connie Roy-Czyzowski Cristian Sepulveda Jameson Small-Fresh Start Market Jayna Stevens Shirley Tomlinson Sarah Wiggins

Participation Loan Pool Members

St. Mary's Bank TD Bank Members First Credit Union Granite State Credit Union Bellwether Community Credit Union Bank of New England Eastern Bank

IN-KIND OR



COMMITTEE MEMBERS



COMMITTEE MEMBERS

ASSET MANAGEMENT

Thomas Breslawski, Chair Justin Boufford Donna Briggs Greg Chakmakas Lori Piper

AUDIT

Connie Roy-Czyzowski, Chair Andre Bonte Colleen Lyons, Esq. Claire Moses Margaret Probish, Esq. David Sargent Richard Sawyer

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Thomas Breslawski, Chair Thomas Garner Colleen Lyons, Esq. Connie Roy-Czyzowski Nicholas Villeneuve

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Eric LeBlanc, Chair Sandra Almonte Jennifer Czysz Richard Duckoff Nicholas Golon John Greene Anne Ketterer Matt Labbe Courtney Moore Richard Plourde Sean Sargent Richard Sawyer James Vayo

RESOURCE DEVELOPMENT

Megan Carrier, Chair Jeff Boufford Ron Boufford David Grappone Richard Lombardi Greg McCarthy Karen Metz Anita Wolcott

We appreciate our supporters and volunteers. If we have misspelled or omitted your name, please accept our apologies and notify Michelle Caraccio at mcaraccio@nwsnh.org or 603.626.4663.

OUR BOARD CONTINUED TO IMPLEMENT PRACTICES LEARNED WHILE PARTICIPATING IN NEIGHBORWORKS® AMERICA'S EXCELLENCE IN GOVERNANCE PROGRAM, WITH A FRESH APPROACH TO ADVANCING OUR RACE, EQUITY, DIVERSITY, AND INCLUSION (REDI) PRIORITIES, AND ENHANCING BOARD LEARNING AND DEVELOPMENT AS A GOVERNING BODY.



Our self-assessment has led to improvements in Board methods to maximize performance, and I have personally utilized results learned through the Clifton Strengths profile to guide me in my leadership role on the Board.

The collaboration with a range of community partners has allowed our organization to strengthen and increase affordable rental housing in the state's two largest cities. We engaged in substantive and impactful

collaborative work with other organizations to address need at household and community levels. And our HOMEteam program continues to focus on helping our tenants, neighborhood residents, as well as anyone who lives or works in our state, build greater financial stability and strength by learning important financial practices, such as budgeting, credit building, saving, and homebuying.

BOTH PLANTS AND COMMUNITY THRIVE BECAUSE THEY ARE "SPECIAL AND UNIQUE" AND EACH HAS ITS OWN NEEDS.

As we continue to address the challenges associated with creating housing and engaging with community to improve lives and neighborhoods, I am reminded that community engagement and alliance building are very similar to growing a plant or a flower.

Both plants and community thrive because they are "special and unique" and each has its own needs. There is no one-size-fits-all strategy. We must set time aside to build out a schedule to engage community members and actively listen, drive conversations, and encourage participation. So, as a plant, flower, or as a community, the ongoing upkeep is simple at its root: continue to fertilize the soil to create an environment conducive to prosperity, stable growth, and success. Thank you,

Jandin Almonte

Sandra Almonte Board Chair

Board of Directors / Trustees

BOARD OF DIRECTORS

Our Board of Directors provides oversight and fiduciary responsibility for NeighborWorks® Southern New Hampshire, ensuring that the organization is fulfilling its mission and being responsive to the needs of the community. These individuals provide many forms of support to the organization.

Officers



Sandra Almonte Chair



Eric LeBlanc Vice Chair



Thomas Breslawski Treasurer



Megan Carrier, Esq. Secretary





Carolyn Benthien



Richard Bunker



Robert Dastin, Esq.



Ron Boufford

Dean Christon



Barry Brensinger



Ellie Cochran



Matthew Kfoury



Directors

David Grappone



Beth Jellison

Connie Roy-Czyzowski



Zachery Palmer

Richard Sawyer



Mike Lopez



Dennis Ryan



Arthur Sullivan







Joseph B. Reilly











Staff



Robert Tourigny Executive Director



Diane Brewster Chief Operating Officer



Jennifer Vadney Neighborhood Development Director



Michelle Caraccio Resource Development Director



Paul McLaughlin Home Ownership Director



Sharon Driscoll Staff Accountant



Amanda Akerly Finance Manager



Logan Johnson Neighborhood Development Project Manager



Erica Brooks Community Building Manager



Richard Patterson Home Ownership Counselor



Evelyn Rivera Home Ownership Counselor



Tanya Hannigan Administrative Assistant



Danielle Crowe Tenant Services Coordinator II



Johanna Beachy Tenant Services Coordinator I



Daisy Cruz Tenant Services Coordinator II



Rey Brito Tenant Services Coordinator I

PHOTOGRAPHS BY CROSS PHOTOGRAPHY

Ways of Giving

FINANCIAL SUPPORT AND INVOLVEMENT HELP TO CREATE AFFORDABLE HOMES, FUND PROGRAMS, AND IMPROVE NEIGHBORHOODS.

THIS IS HOW YOU CAN SUPPORT NEIGHBORWORKS® SOUTHERN NEW HAMPSHIRE:



Send a personal check

or stock gift. Use our secure website (nwsnh.org/donate) to make a contribution.

Include us in your will.

Make a memorial donation

when a loved one or friend passes away.

Make a contribution

in honor of a loved one or friend.

Encourage others to support us,

including companies and businesses.

Become involved

by volunteering for a program, activity, or committee.

MAKE A DIFFERENCE!

For more information about giving or volunteer opportunities, please contact Michelle Caraccio, Resource Development Director, at 603.626.4663 ext.1300 or mcaraccio@nwsnh.org.











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