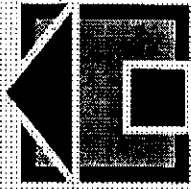


"Improving our neighborhoods...one house at a time"



Housing Partnership OF THE FOX CITIES

**News & Events
Fall, 2000**

Memorial Presbyterian, St. Pius, and Trinity Lutheran Churches: Volunteers Driven By Call of Faith and Service



Volunteers representing three local churches have begun the task of renovating the house located at 528 W. Fifth Street near downtown Appleton. Memorial Presbyterian, St. Pius, and Trinity Lutheran Churches have each offered to help renovate this house, which needs extensive repairs before new residents can move in.

The house was recently purchased by the Housing Partnership and will ultimately be utilized in our Affordable Rental program. Located in Appleton's historic old third ward, it is a two-story, single family house with great potential for a larger family.

Luckily, it appears the interior of the house will not need to be completely gutted, as many renovations require. Instead, some of the home's current features will remain intact, including the interior walls, stairway, and room layout.

Volunteers will play a key role in

completing vital projects still necessary throughout the house. On the exterior, the porch will be rebuilt, and new windows and siding will be installed on the house. The garage will also receive exterior updates. Inside the house, volunteers will help rebuild the floor of the second story, which has become misshapen and askew. Ceilings will be drywalled and floor coverings will be replaced. Licensed subcontractors will complete plumbing, electrical and heating updates.

VOLUNTEER WITH US!

A few hours a week, once a month, or once a year... everyone has time to get involved.

- **Work Day Volunteer** - set up a family, corporate or group work day.
- **Committee Member** - share your input on our Family Selection Committee, Resource Development (Special Events) Committee, or Property Management Committee. Volunteers are urgently needed on our committees.
- **Special Events** - work as a volunteer during Artifacts on the Avenue or other annual

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Many years ago, Memorial Presbyterian Church (MPC) in Appleton provided the volunteers for the completion of a large house in Durkee Street. Their support has continued over the past few years with a "Memorial Presbyterian" work day every Saturday during the school year. In early October, MPC celebrated Housing Partnership Sunday where they reaffirmed their commitment to assist the Housing Partnership in developing affordable housing. Several years ago, MPC was joined by St. Pius Church in Appleton and this year they are both joined by Trinity Lutheran Church in Appleton. Each of these churches has selected one Saturday each month to work on our projects.

Thanks to them all!

Resource Development News:

Building a Stronger Partnership



*Left: Members
of St. Joe's Iron
Man team.*

Iron Man Event Raises \$10,000 for Open Door

By accepting the challenge of "Iron Man" status, ten golfers hit the links in order to raise funds for Open Door Apartments.

The sixth annual "Iron Man Invitational Golf Marathon" was held September 8th at Riverview Country Club, Appleton. In order to achieve the title of "Iron Man", each golfer was asked to raise more than \$1,000 in pledges and golf 54 holes in one day.

By accepting this challenge, Iron Man participants helped raise over \$10,000 to help defray annual operating expenses at Open Door Apartments. Operated through a partnership between St. Joseph Catholic Church and the Housing Partnership, Open Door provides homeless families shelter and supportive services in an 18 month program. Case management and supportive services provided at Open Door give families the skills necessary to break the cycle of homelessness.

Families residing at Open Door are required to pay a program fee proportional to monthly income. The Iron Man event provides critical revenue necessary in order to keep this important program affordable to needy families.

Golfers Norb Wieloch, Carl Thiel, Bud Muntner, and Ron Hirn represented St. Joe's church. Through parish-wide donations, the foursome raised over \$5,000. Other participants included Jim Arlart, Harvey Lorenz, Roger Sutherland, Dennis Korth, Bob Dusenberry, and Steve Evans.

The event was organized by Harvey Lorenz, with additional assistance from Riverview Country Club and club pro Larry Helminen.

Thanks to golfers and pledge donors for a job well done! ■

HP Uses Renovation Expertise to Raise Funds for Affordable Housing

For many years, the HP has considered renovating a home for the specific purpose of generating funds for the organization. This year that idea has become a reality. Our first-ever fundraising house, located at 330 Sixth Street in Neenah, was purchased this fall and will be renovated and sold at market value.

The house was sold to the HP at an exceptionally low sale price and offers outstanding resale potential, making it ideal for the purpose of fundraising. Profits from the sale of this home will be utilized to purchase and renovate at least two other homes for very low income families.

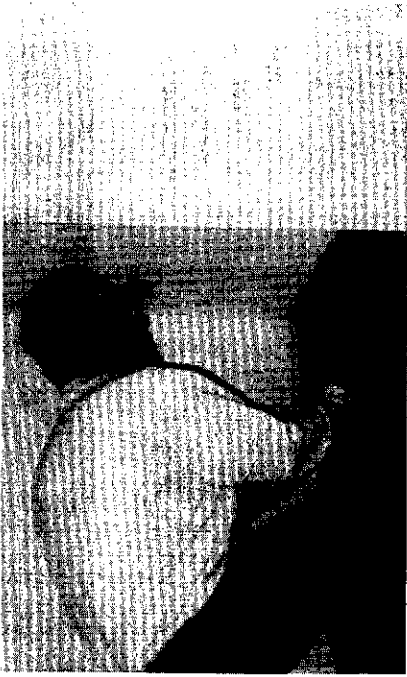
Our hope for this house is to showcase the mission of the HP: through recycling and renovating, neglected houses can become charming homes for people of all income levels.

Volunteers will be responsible for the demolition and renovation of the interior and exterior of the house. We will also have the opportunity to landscape and decorate the home to make it especially appealing to homebuyers.

We look forward to the opportunity to improve this house and further our goal to revitalize our neighborhoods and provide more affordable housing in our community. ■

Visit Us on the Web!

www.housing-partnership.org



Left:
Giles Wittig,
Honorary
Crew member,
installs tile in
a renovated
bathroom.

Honorary Crew Builds Houses, Friendships

Erase from your mind your vision of a typical construction crew, because the HP's Honorary Crew is not your typical construction crew. But week after week, year after year, the Honorary Crew has met any challenge. From demolition to drywalling, decorative painting to landscaping, our Honorary Crew can do it all. And, unlike your typical construction crew, they volunteer their time, doing it all for the love of the work.

Made up of retired or semi-retired individuals, the Honorary Crew works Tuesdays and Wednesdays at project sites throughout the area. They come from a variety of professional backgrounds, including school principal, engineer, proprietor, and dance teacher. Most have had no formal construction training. They learn from their peers and by trial and error.

Almost from the inception of the Housing Partnership, the Honorary Crew has been an integral part of our success. Their weekly contribution has kept our projects on schedule and their intuitive input has saved the organization time and money. They're a humble group, not looking for public recognition or accolades. Each project becomes

a personal challenge, and every completed house is tangible reward for a job well done.

For some members of the Honorary Crew, their weekly commitment has been the catalyst for their involvement in other projects and other volunteer opportunities. Several crew members have become involved in the Housing Partnership Property Management Committee, to help oversee maintenance, rehab planning, and purchase/sale issues. Other crew members spend hours of their own time creating and refurbishing artifacts for "Artifacts on the Avenue". And yet, they continue to give their time unselfishly to other local organizations as well, including LEAVEN, the Salvation Army, the food pantry, and the Task Force on Homelessness.

Dennis Luebke, HP's Rehab Manager says of the Honorary Crew, "They changed my idea of what life can be like in one's 60's, 70's, and even 80's!"

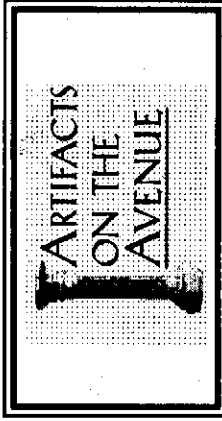
Typical construction crew? No way! They're a small group of people, and the single biggest reason why our affordable housing is still *affordable*. ■

Helen Heil Award Presented to Kathy Kamp

Kathy Kamp, HP's executive director and President of the Fox Cities Housing Coalition, was recently awarded the fifth annual Helen Heil Memorial Housing Award. Heil served as head of the Appleton Housing Authority for 15 years. During her tenure, she relentlessly labored to find housing for the elderly and Hmong populations. After her unexpected passing in 1996, the Heil Memorial award was established to recognize efforts of other community advocates of safe and affordable housing.

As president of the Fox Cities Housing Coalition (FCHC), Kathy has brought a renewed spirit of cooperation between the 20 organizations involved. By sharing resources and implementing cooperative programs, member agencies are able to use available resources more efficiently. "She has been instrumental in bringing [the coalition's] vision into practice," said Paul Zilles, executive director of the Northeast Wisconsin Fair Housing Council.

State officials have praised the coalition as a model for other communities and added the cooperative approach has helped bring \$790,000 to the community through housing assistance grant money this year. Judy Wilcox, director of homeless programs for the state's Division of Housing and Intergovernmental Relations, said the coalition's approach to "coordinating services will only reinforce any grant requesting that you do in the future." ■



Our volunteers have been busily uncovering and creating unique artifacts for the second annual "Artifacts on the Avenue", to be held Saturday, February 17, 2001 at the Avenue Mall.

The evening will highlight silent and live auctions of recovered artifacts from area homes and buildings. Some artifacts will be featured in their unrestored state, while others have been crafted into unique decorative items for the home or office. HP has recently received some remarkable artifact donations from private homeowners and collectors, sure to please auction goers. Plans are also underway to feature a variety of artists and artisans, creating their own unique items during the evening.

Tickets are \$30 in advance and \$40 at the door, and are available now by calling the HP office at 731-6644. Tickets will be available soon at all Community First Credit Union locations. ■

Current Renovations

- 433 High Street, Neenah (*In progress*)
- 528 W. 5th Street, Appleton (*In progress*)
- 1818 E. Newberry, Appleton (*New construction project w/ FVTC*)
- 330 Sixth Street, Neenah (*In progress*)
- 825 N. Division St., Appleton (*Purchased recently*)
- 1603 N. Meade St., Appleton (*Purchased recently*)

Personnel File



Dorothy Olson,
Life Skills Coordinator

In one of the first programs of its kind in the nation, the Housing Partnership and Salvation Army's Project Home have teamed up to improve life skills of transitional housing residents in order to help them earn long-term self-sufficiency. Dorothy Olson, a certified Occupational Therapy Assistant, has been brought on board to educate residents in occupational performance skills, including personal care, home care, budgeting, and time management. Dorothy will allocate her time working with residents of both Open Door and Project Home each week. ■

We extend a sincere welcome to the newest members of the Housing Partnership's on-staff team. We proudly introduce to you:



Meg Casey,
Program Manager

Meg Casey joined the Housing Partnership as Program Manager in early August. Her position includes managing the affordable rental units and transitional housing program. She also shares the duties of caseworker with our families in transitional housing with Anne Hubley, Residential Coordinator. Currently, she and Bob, our Maintenance Assistant, have been working on completing full inspections of all our properties, noting various needs for repairs and updates.

*Thank You
Calendar*

OPEN HOUSE
433 High Street, Neenah
Thursday, November 30
5:30- 7:00pm

For directions contact 731-6644

* Wish List *

Rakes
Snow Shovels
Snow Blowers

Our residents are responsible for lawn care and snow removal of their property. Your donation helps us keep our houses looking great!

From the Director

Much discussion has taken place regarding the need for affordable housing in our community. But, what is "affordable housing"? Because the Housing Partnership's mission includes promoting and developing affordable housing, I would like to take a minute to talk about what it means to us as a non-profit organization.

It is widely believed that a family or individual should spend roughly 30 percent of their gross income for housing and housing related items. This allows a household to have enough "left over" for other necessary items, such as food, clothing and childcare. Consider a single parent household employed at slightly more than minimum wage. This household would have earnings of about \$300 per week, or \$1200 per month. According to the 30 percent "rule" this family would have about \$360 per month for housing. In the Fox Valley, the fair market rent for a two-bedroom apartment unit is \$509, much higher than this family can afford.

According to statistics from the

National Low Income Housing Coalition website, 32 percent of renters in the Fox Valley are unable to afford rent for a market rate two-bedroom apartment. The "housing wage" in our area is \$9.79, far higher than minimum wage. In other words, the household in our example would have to earn \$9.79 per hour in order to be able to afford the two-bedroom apartment.

The Housing Partnership rental programs are designed to help families such as these. The average rent paid by families in our rental programs is less than \$250. Last year, we were able to help more than 40 families "afford" their housing. The need for our programs is greater than ever before, because not only do we provide "affordable housing" to these families, we provide housing to those unable to work for 40 hours, families with bad credit or those requiring a larger unit, all of which make it difficult to rent from other landlords.

**Kathy Kamp,
Executive Director**

The Housing Partnership of the Fox Cities, Inc. is a local non-profit housing organization dedicated to the development of affordable housing in the Fox Cities, Wisconsin. By purchasing and rehabilitating older houses in the community, affordable ownership or rental opportunities can be made to low-income families and individuals.

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Catherine Tierney, President
Tim Begun, Vice President
Joyce Bayer, Secretary
Steve Evans, Treasurer

Timothy Sciborski
Harvey Lorenz

James Bork
Patricia Ehancy
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Executive Director:
Katherine S. Kamp

Newsletter Editor:
Kerry Arndt

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Annual Meeting Celebrates Successful Year

The Housing Partnership's 14th Annual Meeting was held September 27th at the HP offices. The event followed the monthly board meeting at which new board members **James Baumbach** and **Anna Valdez-Ortiz** were welcomed. Also, Executive Board member changes were approved, including the appointment of **Catherine Tierney** as Board

President, **Tim Begun** as Vice President, and **Steve Evans** as Treasurer. **Joyce Bayer** continues to serve as Secretary.

The annual meeting featured a special thank you to past president **Candace Kriner**, who will continue to serve on the board of directors, and Iron Man event chairman **Harvey Lorenz**.

Executive Director **Kathy Kamp** reported the organization's annual statistics, including family demographics, renovation projects, and fundraising activities.

Because you are the backbone of everything we do, we would like to thank our board members and volunteers for giving your time and talents year after year. ■

A Giving Project for the Whole Family:

Donate Household Cleaning Supplies

Bringing the family together to teach the spirit of giving has become a Christmas tradition for many area residents. Giving and sharing during the holidays to those less fortunate is a great way to teach the most important lesson in life: love one another.

This year, make a commitment to extend that tradition all year long.

Teach your children that poverty doesn't end on December 26th. Set aside a special day each month (or each quarter) to create a family "care package" to be donated to another family in crisis.

Families residing at Open Door, the Housing Partnership's transitional housing units are in need of basic necessities throughout the year.

Most of these families have been recently homeless, and basic supplies to keep up their homes have been left behind. Our residents are especially in need of cleaning supplies in order to keep their apartments spic and span. Please consider donating the following items:

- Laundry Baskets
- Laundry Detergents
- Dishwashing Liquid
- Bleach
- Sponges
- Mops
- Brooms
- SOS pads
- Toilet Bowl Cleaners/Brushes
- Cleansers
- Vacuum Cleaners

*"As you grow older, you'll discover that you have two hands:
One for helping yourself, the second for helping others."*

*-Author Unknown
(Attributed to Audrey Hepburn)*



**Housing
Partnership**
OF THE FOX CITIES

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