



Catholics for Housing, Inc.

Celebrating 30 years of providing affordable housing
opportunities in Northern Virginia

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CFH Responds to Changing Times

Catholics for Housing has been very busy during the last six months – writing grants, buying affordable townhouse condominiums, completing the Fredericksburg town homes and restructuring the organization.

***Changing times
require fresh vision,
renewed insight,
and adaptability while
reaching to the future,
maintaining our focus
to achieve our goals.***

The Housing and Recovery Act of 2008 provides funding to help families purchase homes through the Neighborhood Stabilization Program (NSP). All NSP funding must

be used to purchase foreclosed homes. Qualified applicants must be income eligible, complete a homeownership education program and be able to secure a first mortgage.

CFH was awarded \$399,500 by Prince William County as part of the County's allocation of the Federal NSP. This funding will provide down payment and closing cost assistance to households earning 50% of the area median income or less. For a family of four, the annual total gross household income cannot exceed \$51,350.

The properties purchased through this grant must be in Prince William County. The grant provides up to \$48,900 to assist with down payment and closing costs

and up to \$30,000 to upgrade the property for each homeowner. The potential homeowners have begun the formal application process and attended a workshop in June. Advisory Board members Richard Donohoe of SunTrust and Jim Kanala of Jobin Realty presented practical information to the applicants. CFH will earn \$1,000 for each household that successfully purchases a home.

Catholics for Housing brought together 5 Prince William area non-profits for the purpose of accessing NSP funds allocated to the Commonwealth of Virginia. This group has been awarded \$40,000 through a planning grant and submitted the formal proposal on June 29th. This group, the Greater Prince William Housing Consortium, is proposing to purchase properties in Manassas, along the Route One Corridor in Woodbridge and Dumfries and in Dale City. These properties will be purchased, rehabilitated as necessary and re-sold to households earning between 50% area median income and 120% area median income. CFH anticipates receiving notification of funding in August. Applications are being accepted for this program.

The CFH website, www.catholicsforhousing.org has more information regarding these programs.



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The President's Corner



was named the CEO of this Consortium.

Chris Johnston has transferred to a new position with CFH as Project Director. In this role, Chris will primarily be focusing his efforts working to obtain new units for CFH and on our new project in King George County.

As noted elsewhere in this newsletter, one major area that CFH is concentrating its efforts on is “Workforce Housing”, or, as we like to say “Housing for Home-town Heroes.” There are many fine organizations helping the needs of the homeless among us, but very few helping people find housing that is sufficiently affordable so people can live in the communities they serve. The primary focus of CFH is to help eliminate this void and most of our programs noted here help us accomplish this goal.

We just received an email from a happy teacher of Paul VI High School in Fairfax who is a new tenant in one of our Charleston Square units. She wrote: “Thank you so much and God Bless.” Another teacher said that without the type of assistance CFH offers, they would not be able to continue to teach in the Catholic School system.

I recently ran across a quote from Daniel Boorstin, former Librarian of Congress which I think aptly expresses how CFH is trying to help those in need:

“In our world of big names our true heroes tend to be anonymous. In this life of illusion and quasi-illusion, the person of solid virtues who can be admired for something more substantial than his well-knownness often proves to be the unsung hero: the teacher, the nurse, the mother, the honest cop, the hard worker at lonely, underpaid, unglamorous, unpublicized jobs.”

Sincerely,

John J. Hall

President

I am pleased to announce the appointment of Karen DeVito as Executive Director of Catholics for Housing. The Board made the appointment in January. Ms. DeVito has been with CFH since November 2002, first as Administrative Assistant and then as Program Manager. Karen managed the Virginia Ely Senior Rental Assistance Program and the Edie Streett Security Deposit Assistance Program and has substantially increased the grants that fund these programs. She was responsible for the Linton Hall Homeownership Program working with each applicant to find the best financing package. Karen also serves on the PWC Housing Board as Supervisor John Jenkins’ representative.

Ms. DeVito came to CFH from Milford Housing Authority in Connecticut where she managed the Housing Choice Voucher Program, a Family Self-Sufficiency Program and a forty-three (43) unit family public housing development.

Karen is providing management of the Grove units in Arlington as well as the Charleston Square units in Fairfax and is working to increase the CFH portfolio to provide affordable homeownership and rental opportunities. She continues to write grants to support the CFH mission: CFH has been awarded funding through the Prince William County Neighborhood Stabilization Program and brought together 5 PWC agencies to form a Consortium to access the NSP funds allocated to the state of Virginia. She garnered support for this grant from Prince William County, the City of Manassas, Head Start of Greater Prince William, the Town of Dumfries, the Prince William Area Continuum of Care and the PWC Housing Board and

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*From the Desk
of the
Executive Director*

Catholics for Housing is in its thirtieth year of providing affordable housing opportunities in the Northern Virginia area and we're busier than ever!

- In June, CFH closed on two new, one-bedroom affordable units at Charleston Square in Fairfax; one is rented to a teacher at Paul VI High School; one is still available.
- the two Fredericksburg units are being completed and CFH is marketing these units to the local workforce.
- the rezoning process is moving forward in King George County for 14 affordable units.
- an Arlington firefighter has just moved into a unit at "The Grove at Arlington"; another new tenant works for the Fairfax Public Defender's Office and a third works at the Pentagon; and another for the US Navy.
- 51 senior households have received rental assistance through the Virginia Ely Program – the average income is just over \$1,200 per month;
- 231 people in 72 households have received security deposit assistance through the Edie Streett Program helping them move from homelessness to permanent rental homes.
- 125 people are being housed in CFH affordable rental units every month.
- CFH continues to research new funding sources.

These things happen because of your support. CFH continues to work toward developing an endowment program to provide the financial support necessary to allow CFH to maintain a dedicated and experienced staff.

Your time and talents are very much appreciated by CFH. Without the expertise of those who serve on the Board of Directors and the Advisory Board, CFH would be unable to fulfill its mission. Your help and expertise are always needed.

Karen DeVito

Special Funding Opportunity Doubles Every Donated \$

Last fall, Catholics for Housing participated in a special Prince William County United Way program. The Williams Companies proposed to match dollar for dollar the total amount of funds raised by local non-profits. Local charities raised over \$388,000 and The Williams Companies matched every dollar. The United Way was tasked with administering the funds and received their standard administrative fee. Catholics for Housing raised \$7,275 and have received the total amount \$14,550, less the admin fee of 10%.

The best news is that The Williams Companies is going to match all donations raised by the Prince William County local charities again this year – and the United Way admin fee has been reduced to 5%. Larry Rose of The Williams Company has a goal of raising \$500,000 and we can be a part of this again this year. Every \$100 donated to CFH through this program is a value of \$200 to CFH.

Double the impact of your donation...

Please make your check payable to the United Way, Prince William County and mail it to Catholics for Housing, 10056 Dean Drive, Manassas, VA 20110-4115

Please watch our web site for details on this wonderful opportunity that will help CFH cover administrative costs. Many grants are designated and must be used for a specific program. An opportunity like the Williams Company match is very beneficial as it can be used as needed.

Fredericksburg Charles Street Project!

3 BRM Duplex

“One of the new affordable opportunities by CFH”.



August 2009

Thanks to our Donors



Individuals

Robert Abbot & Claire Cifaloglio
 Alvina M. Johnston
 William & Karen Bannick, III
 Margareth Brumsted
 Col. David U. & Laura Burke
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 Fairfax County Consolidated
 Community Funding Pool

Only through the support of the people listed above, and others like them, is Catholics for Housing able to serve those in our community who daily face housing challenges and increase affordable housing opportunities for those "Hometown Heroes" who serve us all.

The Catholics for Housing Board of Directors and Staff thank you for your stalwart support!



Catholics for Housing, Inc.

10056 Dean Drive • Manassas, VA 20110-4115
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The Lack of
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 Affects the Quality of Life
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CFH was selected
 for The 2005
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