

Volunteer Opportunities

Throughout the year, HCA needs volunteers to help out at our events, stuff envelopes for outreach and work at our properties. We invite you to join us this fall for the following volunteer activities.

Contact Joanna at 781-316-3606

or jain@housingcorporation.org for more information or to sign up!



2008 Fall Clean Up 9 AM-12 PM, September 13th

Location: TBD

Every fall and spring, to keep our landscaping costs down, HCA picks two or three of our two-family properties to rake, plant, mulch and generally clean up. *Join us for a morning of hard, but rewarding, outdoor work!*

HPF Mailing November 3rd-14th

Location: HCA Offices

For two weeks a year, HCA volunteers put together an Arlington-wide mailing to raise donations for our Homelessness Prevention Fund (HPF). Our HPF gives grants to families and individuals in Arlington in danger of becoming homeless. *Come out and help your Arlington neighbors in need!*

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Housing Corporation of Arlington

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V.8 • Fall 2008

A New Addition to HCA!

The Housing Corporation of Arlington is thrilled to announce a new addition this summer—our fifteenth two-family house! This two-unit acquisition was made possible by a generous commitment of CDBG funds from the Town of Arlington, HOME Investment Partnership Program funds from the North Suburban Consortium, a regional affordable housing lender, a construction loan from Cambridge Savings Bank and a first-mortgage loan from Winchester Savings Bank. With this purchase, HCA continues to help grow Arlington's stock of affordable family housing.

"Winchester Savings Bank is very excited about partnering with Housing Corporation of Arlington on this project," states Peter Segerstrom, Winchester Savings Bank president, "Winchester Savings Bank has long been a supporter of HCA's mission and hopes to be involved with HCA in many future affordable housing projects."

Located on Rawson Road, these sunny two- and three-bedroom units provide ideal living for families: a residential neighborhood, dining rooms for family meals and a backyard for play space.

In 2001, the Housing Corporation stepped up and purchased our first two-family house. By 2005, HCA owned 28 units, all in two-family homes. With a recent purchase of 18 one-bedroom apartments in 4 buildings and the additional two-family acquisition

on Rawson Road, HCA now owns 48 units of affordable rental housing. These units are scattered throughout the Town of Arlington—from the Heights to Arlington Center to East Arlington.

Both new units at Rawson will be available for low-income families with incomes below 60% of the area median income. (\$46,320 for a three-person household) Our income guidelines are adjusted annually by the federal government to assure that HCA is reaching out to low- and moderate-income families in our area.

For a fourth time in four years, HCA is teaming up with Feinmann, Inc. to rehab the Rawson apartments. Feinmann is providing construction and project management services for the effort—donating a portion of their time and profit to the project. Improvements include updating kitchens and bathrooms, renovating porches, refinishing floors, re-painting the interior and installing a new water service to the property.

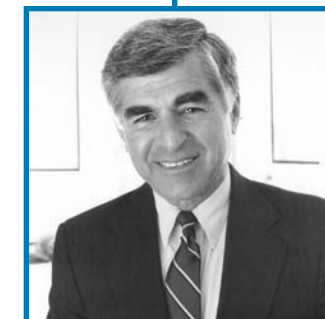
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HCA Going Green

As part of HCA's five-year strategic plan, the Housing Corporation made a pledge to transform the way we do business. We are committed to utilizing more sustainable construction practices and to make our general work habits more environmentally-conscious. "Our goal is to make our methods and products 'greener' and more energy efficient on every HCA project. Financial constraints are always a barrier, but the environment is a priority for HCA, not an afterthought," states David Levy, HCA's Executive Director.

At HCA's new acquisition on Rawson Road, we are employing a number of energy-saving improvements. Low-flow aerators will be installed in the kitchen and bathroom faucets. Bathrooms will also have low-flow toilets and energy saving

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SAVE THE DATE!

Join Housing Corporation of Arlington for

An Evening with "The Duke"

2008 Annual Meeting with Keynote Speaker,
Former Governor Michael Dukakis
Wednesday, October 15, 2008, 6:00 PM
Arlington Town Hall

www.housingcorporation.org

7th Annual Walk for Affordable Housing—Another Rainy Success!



After a rousing send off from HCA's Board President Debby Lewis and Executive Director David Levy, the crowd made their way down Mass Ave. They first walked by First Parish Unitarian

A big "thank you!" to the over 100 participants who came out on a rainy April afternoon to raise funds and awareness for affordable housing in Arlington at our 7th Annual Walk for Affordable Housing. Together, we raised over \$32,000, and the Walk was supported by over 75 community organizations and businesses. Folks were welcomed to the Jason Russell House lawn by HCA's own "Funky" Chicken and Molly the Clown who helped brighten up the cloudy day with their antics. Not Your Average Joe's, Panera Bread, Sweet Sue's and Jam 'N Java generously provided refreshments to energize walkers at the start of the event. Church of Our Saviour's balloon sculpture booth and Pleasant Street Congregational Church's arts and crafts booth allowed kids to get their creativity on while their parents registered and schmoozed.

Universalist Church to grab HCA balloons handed out by First Parish youth group members, then marched on to the water-stops sponsored by Calvary Church United Methodist, Trinity Baptist, Saint Agnes Church and Highrock Church. As HCA friends and supporters walked the three mile trek up and down Mass Ave, the Hot Tamales Brass Band kept the crowd, as well as passers-by, moving. When the route was complete, walkers returned to the Jason Russell House for over 40 free raffle prizes including a signed photo of Glen "Babyface" Davis of the 2008 Word Champion Boston Celtics and a signed baseball by Red Sox shortstop Julio Lugo.



HCA Board and staff look forward to seeing you, your neighbors and friends on April 26, 2009 for our 8th Annual Walk for Affordable Housing!

LEAD SPONSOR

Cambridge Savings Charitable Foundation, Inc.

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CONTRIBUTORS

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HCA Ventures to Boston for MACDC Lobby Day 2008

On March 27th, a delegation from HCA took the Red Line into Boston to participate in Massachusetts Community Development Corporation (MACDC) Lobby Day 2008. At the State House, we united with affordable housing and community development leaders from across the Commonwealth to lobby for support and funding for an array of programs, including initiatives to create affordable housing. The HCA group met with Rep. Sean Garballey, Rep. Jay Kaufman, Rep. William Brownsburger and aides of Sen. James Marzilli. We spoke to them about HCA's programs and highlighted affordable housing concerns in the Arlington community. Keynote speakers, Governor Patrick and Senator Susan Tucker, Chair of the Joint Committee on Housing, greeted members of over 200 community development organizations gathered in the State House's Great Hall and spoke of the importance of CDC work in Massachusetts, especially the production of affordable housing.



Interested in Arlington and Massachusetts housing issues and want to find out how you can get your voice heard? Contact Joanna at 781-316-3606 or jain@housingcorporation.org to find out how you can be involved!

A New Addition to HCA! (Continued from page 1)

Granite City Electric of Quincy is generously donating new light fixtures for both units, further helping to reduce the cost of improvements.

Feinmann first collaborated with HCA in 2004 by renovating kitchens and bathrooms within a recently-acquired two-family home. In 2006, Feinmann also partnered with HCA by renovating the 18 one-bedroom apartments as part of our Mass Ave Preservation Project. Planned improvements will be completed by the end of August for a September 15th move-in date.

With the conclusion of this project, HCA will possess a portfolio of 18 one-bedroom units, 19 two-bedroom units, 8 three-bedroom units and 3 four-bedroom units. As always, HCA continues to be on the lookout for opportunities to develop properties into affordable apartments.

Stay tuned for more HCA acquisitions to come!

HCA Going Green (Continued from page 1)

shower heads. Throughout the units, we will utilize Energy Star appliances and lighting fixtures with compact fluorescent light bulbs. Finally, the entire envelope of the building will be insulated.

A number of green products will also be utilized at Rawson Rd. Composite decking made from recycled wood and plastics will be used to rebuild the four porches, and kitchen cabinets made from Lyptus, an eco-friendly hardwood farmed in Brazil, will help bring the kitchens up-to-date.

HCA is also in the process of evaluating our property management practices to incorporate more green alternatives. We welcome your suggestions!