

Please help support your community by joining the Housing Corporation of Arlington!

Name: _____
 Address: _____
 Phone: _____
 E-mail: _____

- Individual or Family membership (\$35)
- Low-income Membership (\$10)
- Group/Corporate Sponsorship (\$500)
- Additional contribution to the Homelessness Prevention Fund
- Volunteer time or services
please specify _____

Please make checks payable to:
Housing Corporation of Arlington
(all contributions are tax deductible)

20 Academy Street
 Arlington, Massachusetts 02476
 781.316.3429



Housing Corporation of Arlington

20 Academy Street Arlington, MA 02476 • tel: 781.316.3429 fax: 781.641.2103

NON-PROFIT
 ORG.
 U.S. POSTAGE
 PAID
 BOSTON MA
 PERMIT NO. 233



Taking steps for affordable housing...

Housing Corporation of Arlington

V. 3 • Spring 2005

SAVE THE DATE FOR SPRING CLEANING!



On Saturday, May 21 and Sunday, May 22 there will be an outdoor clean-up at HCA's two-family rental properties.

WE NEED YOUR HELP!

Please join us to rake leaves, plant flowers, and paint porches.

Lunch will be provided for volunteers!

Contact Karen Chacon, HCA's Community Organizer, for more information: 781-316-3606 or kchacon@housingcorporation.org



— Homelessness Prevention Fund Helps Save Family from Domestic Violence —

Maria, a young wife and mother of three small children, struggled with the difficult decision of staying with her abusive husband, who was the sole provider for the family, or leave and face the prospect of being homeless. For many years she and her children withstood the verbal and physical abuse because Maria feared for her family's safety, as well as being unable to provide for her children on her own. She was recently able to escape these circumstances and move in with friends while she searched for a better living situation. Maria learned of Arlington's Homelessness Prevention Fund and applied for assistance to find safe and stable housing. Maria eventually found an apartment, the security deposit was paid by our Homelessness Prevention Fund, and now she and her children have a safe place to call home.

Over the past decade the Arlington community has grown and diversified substantially, allowing increased benefits of

prosperity for some, while simultaneously making housing unaffordable to many. Low- and moderate-income families, as well as elderly residents on fixed incomes, continue to struggle to make ends meet, and are at risk of losing the stability of their housing.

Since 2001, the Housing Corporation's Homelessness Prevention Fund has helped over 200 residents experiencing a housing crisis. Assistance is provided to help individuals and families avoid eviction when the cause is due to circumstances beyond their control.

If you or somebody you know is facing a financial crisis associated with housing, please call the Housing Corporation of Arlington at 781-316-3606 to obtain Fund guidelines and an application.

HCA Receives Grant to Increase Production of Affordable Housing in Arlington

The Housing Corporation of Arlington is one of twenty-six non-profit community development corporations to receive Production Capacity Grants from the Massachusetts Housing Partnership (MHP). HCA will use these funds to expand our staff and organizational capacity, and to direct these resources toward specific affordable housing development opportunities in Arlington.

MHP is a quasi-public state agency that finances affordable rental housing with private bank funds, an outcome of a 1990 state law that requires banks that purchase other banks to make funds available to MHP. With grants ranging from \$60,000 to \$100,000 over three years, MHP awarded a total of \$2.4 million to non-profit housing developers as part of this program. HCA, along with the other 25 grant recipients, have identified projects that could total more than 3,000 new housing units for the Commonwealth. This program is funded in part with a portion of the \$18 million in grant funds committed by Bank of America as part of its recent acquisition of Fleet Boston.

“Non-profits and Community

Development Corporations are an important part of the state’s housing production because they understand community needs,” said Clark Ziegler, MHP’s executive director. “But it takes resources to turn those community visions into reality.”

Over 60 statewide non-profit developers and Community Development Corporations (CDCs) applied to MHP for the grants. The organizations were asked to show how grant funds would help them bring specific affordable housing proposals to completion. “HCA has struggled to complete with for-profit developers in Arlington, as they tend to have more staff and financial resources than local community-based developers such as the Housing Corporation,” states David Levy, HCA’s Executive Director. “These funds, along with assistance from many other state and federal resources, will give HCA the ability to compete on a level playing field.”

“Non-profits play a key role in community development because they are often willing to take risks and tackle tougher revitalization efforts that then pave the way for private investment,” said Jane Gumble, Director of the state

Department of Housing and Community Development. “These grants will help the non-profits continue to play an important role in neighborhood development.”

“The intense competition for these funds shows the potential for a dramatic increase in non-profit housing production across the state,” said Joseph Kriesberg, president of the Massachusetts Association of Community Development Corporations. “This funding will help non-profits and CDCs in urban, suburban and rural communities create high quality, permanently affordable housing for people at a variety of income levels. In so doing, we will also stabilize communities facing gentrification and revitalize communities struggling with continued economic difficulties.”

“The Housing Corporation is thrilled to be selected by MHP,” says Mary Doyle, HCA’s Board President. “This is a rare opportunity for our organization to hire development staff, and boost our ability to identify properties and provide much needed decent, safe, affordable housing for residents.”

Housing Corporation of Arlington Board of Directors

| | | |
|-----------------------------------|-------------------|-------------------|
| Mary Doyle, <i>President</i> | Janet Blodgett | Rev. John Mueller |
| Pam DiBona, <i>Vice President</i> | Gregory Bowe | Neal Mongold |
| Marc Dohan, <i>Treasurer</i> | Margery Gelinas | Laura Wiener |
| Deborah Lewis, <i>Clerk</i> | Monique Magliozzi | |

Lots of Sunshine for HCA’s 4th Annual Walk

On Sunday, April 10th, over 200 HCA friends & supporters came out to take a step for affordable housing at the organization’s 4th annual Walk for Affordable Housing. The weather was perfect, which allowed the walkers to enjoy some sun and raise awareness and funding for HCA’s affordable housing programs.

The event was kicked off by the Hot Tamales Brass Band, who started folks along their three-mile walk through town, and continued playing while the walkers returned to the starting point, the beautiful lawn of the Jason Russell House. Davy the Clown kept both young and old entertained with his clownish ways!

Along the walk, folks were able to take a break and enjoy a variety of treats and good cheer at stops hosted by members of the Calvary Methodist Church, Pleasant Street Congregational Church, First Parish Unitarian Universalist Church and Church of Our Savior.

A new twist was added to this year’s event. HCA’s Scavenger Hunt Game was

included for youngsters, where they carried “passports” and had to find stickers at each water stop. Passports were entered into a raffle for prizes donated by local businesses. A separate raffle took place for the adults too!

Our event would not have been such a success without the tremendous support of Arlington’s business community. Cambridge Savings Charitable Foundation, this year’s lead corporate sponsor, along with many other local business gave generously in support of affordable housing. Other sponsors included Ammondson Architects, Arlington Coal & Lumber, Arlington Emergency Management, Arlington Health Foods, Arlington Historical Society, Banknorth, Barrington Management, Belmont Savings Bank, Blue Ribbon BBQ, Bowes Real Estate, Brookline Bank, Cambridge Savings Charitable Foundation, Capital Theatre, Carberry’s Bakery, Central Bank, Citizens Bank, Coldwell Banker Cares, Craig’s Landscaping, East Cambridge Savings Bank, Feinmann Remodeling, Fitness First, Frederick C. Harris, Esq.,



Greater Boston Motor Sports, Hammond Deleading & Construction, Henry Bear, s Park, Pak N Ship, Play Time, Rush Kent Insurance, Seven Stars Painting, Stop & Shop, Taylor Rental, The Costume Company, Vital Signs, and Zocalo Cocina Mexicana.

By the end of the day, the Housing Corporation raised over \$30,000 for affordable housing programs in Arlington. “This was our most successful Walk yet,” states a thrilled David Levy, HCA’s Executive Director. “HCA is grateful to all of our generous supporters and friends.” All of us at HCA extend our heartfelt thanks to those of you who contributed to this event, and for those who walked and helped us make affordable housing a priority in Arlington!

HCA Welcomes New Staff



The Housing Corporation is very pleased to welcome its second staff member, Karen Chacon. Karen is HCA’s first ever Community Organizer. Karen comes to us following a 10 year stint at the Jamaica Plain Neighborhood Development Corporation (JPND), and two years in Arlington, Virginia working for, believe it or not, the Arlington Housing Corporation! She has experience in both community organizing, and non-profit housing development.

Karen grew up in Boston in the Jamaica Plain neighborhood. In addition to working at the JPND, she served on the Hyde Square Task Force, where she enjoyed getting her hands into neighborhood issues. She has a college degree from U. Mass. Boston in Community Planning, and is fluent in Spanish. Karen now lives on the South Shore, with her two almost-

grown-up daughters, Kimberly and Karen, her two cats, and a parrot.

HCA was able to hire Karen thanks to a grant from the Local Initiative Support Corporation (LISC), a subsidiary of the Ford Foundation. LISC is a major supporter of community development corporations such as ours, and was interested in HCA because of our innovative strategy of purchasing two-family homes, and success developing affordable housing in a suburban community. Plans for Karen include some fundraising, involving our tenants in the organization, and building membership. She already has lead a very successful Walk for Affordable Housing, which raised \$30,000 for the organization.

On behalf of the staff and Board, Welcome Karen. We have big plans for you!