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Strengthening families and communities by creating and providing access to quality affordable housing enriched by the availability of supportive services.

Construction Begins on New Housing for Disabled

Providence Housing's newest project, St. Andrews Apartments, will provide affordable, accessible housing for individuals with disabilities. The site for the project is the 23-acre campus of the Roman Catholic Diocese of Rochester in the Town of Gates, Monroe County. The \$2 million housing project is set to begin construction this fall.

St. Andrews will be a one-story wood-frame building, consisting of twelve handicap accessible one and two-bedroom rental apartments. It will have a lobby and lounge area, a small public kitchen, a laundry room and an office.

There will be benches and picnic tables in the yard outside, as well as attractive landscaping.

Architect for the project is SWBR Architects. General Contractor is LeCesse Construction.

The project has been granted twelve Section 8 certificates from the Rochester Housing Authority, which will enable it to serve those with an income at or below 50% of the Area Median Income. Catholic Charities Community Services will provide case management and other services to the residents.

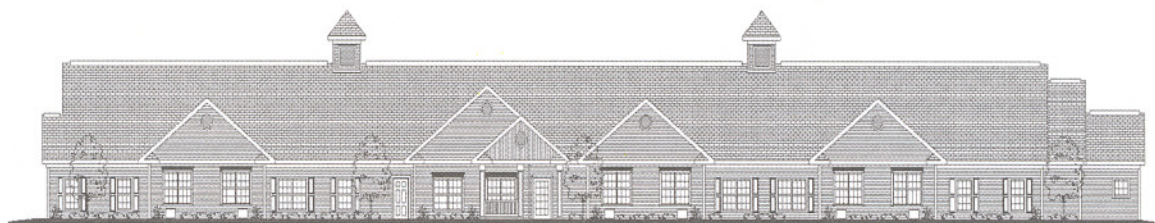
The funding for this project has been made available from several sources. New York State's Division of Housing and

Community Renewal has awarded a \$742,837 permanent loan through the NYS HOME program and provided \$147,833 in federal Low-Income Housing Tax Credits. The County of Monroe has committed \$125,000. The Federal Home Loan Bank of New York, through member bank HSBC, has awarded \$53,822. The Richman Group Capital Corporation is providing equity in the amount of \$1,215,056.

Construction is expected to begin in December and should be complete in July.

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EAST ELEVATION
SCALE 1/8" = 1'-0"

Architect's drawing of St. Andrews Apartments, housing for low-income adults with disabilities.

We're On the Web!

Check us out at:

www.providencehousing.org

Gazebo Unveiled at West Town Village

Thanks to the generosity of LeCesse Construction, seniors at West Town Village in West Henrietta, Monroe County, can enjoy the outdoors from the shade of a beautiful new handicapped accessible gazebo.

LeCesse donated and installed the gazebo in August. Plants and walkway materials were donated by Lakeview



Lawn and Landscape, Inc. and Otis Lumber.

After the completion of the gazebo, LeCesse hosted a celebratory cookout. Residents, LeCesse volunteers, and Providence employees gathered to enjoy hotdogs, hamburgers and the wonderful new addition.

West Town Village, located at 60 Hendrix Road, opened in December 2000. It is an affordable housing community for seniors, managed by Providence Housing Development Corporation.



West Town residents enjoying the new gazebo.

Interfaith Action Honors Providence Executive Director

Maggie Bringewatt, Executive Director of Providence Housing Development Corporation, is one of this year's Interfaith Action Faith, Leadership & Courage Award recipients. The award was presented at a ceremony October 26.

The award recognizes Maggie's achievements and dedication to improving the communities of the twelve counties of the Diocese of Rochester.

Rochester City Council President Lois Geiss, in presenting the award, said that Maggie has transformed neighborhoods that many had given up on and has faced challenges with confidence, truth, courage and wisdom.

"Perhaps her strongest gift is her ability to bring different groups together—financial, political, and social—and lead them towards the shared goal of positive change in the community," Geiss said.

Through her work with Providence Housing, Maggie has created housing for 274 low-income families and individuals and raised \$22.5 million to finance these projects.

Interfaith Action is a Monroe

County-based federation of congregations and businesses organizing for the common good. Interfaith Action is affiliated with the Pacific Institute for Community Organization, a network of 43 organizing projects spanning more than 100 cities across the nation.

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Olean-Kennedy Revitalization

The Rochester Housing Authority awarded a team led by Providence and Rochester's Cornerstone Group the task of revitalizing the Olean-Kennedy townhouses, 1960s-era public housing located in the southwest part of the City of Rochester. This award is the result of a Request for Qualifications process undertaken by RHA. Providence's team was chosen from a pool of five highly qualified teams.

Members of the Olean-Kennedy Revitalization team are: Maggie Bringewatt, Providence Housing; Roger Brandt, Rochester's Cornerstone Group; Richard Koss, Linda Luxenberg, Larry Stid, and Paul Way, City of Rochester; Anthony DiBiase and Richard Sasscer, Jr., Rochester

Housing Authority; Bud Knapp and Peter Romeo, SWBR Architects; Thomas Palumbo, Sear-Brown Engineers; Joe Defendis and David Luxenberg, LeCesse Construction; Niall Murray, Allied Irish Bank; and Steven Weiss, Cannon Heyman & Weiss.

The team envisions replacing the Olean-Kennedy townhouses with a mix of rental and owner-occupied housing for low and moderate income households. The redevelopment of the area should take place over the next three to five years.

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Farewell, but not goodbye

Providence's Board of Directors gave Treasurer Thomas McHugh a warm send-off at the September Board Meeting. Tom, who was instrumental in the founding of Providence, served as Treasurer from 1994 until 2002. The Board thanked him for his many years of service. While no longer on the Board, Tom, in his role as Executive Director of the Rochester Housing Authority, will continue to work with Providence to create affordable housing for our community. RHA and Providence will be revitalizing the Olean-Kennedy townhouses.

Near Westside Rentals Celebrated

A ribbon cutting was held October 15 to celebrate the completion of new double houses in the Fulton Avenue neighborhood of the City of Rochester. These homes are the first of thirteen double houses known as Near Westside Apartments.

New York State Division of Housing and Community Renewal (DHCR) Commissioner Judy Calogero, Rochester Mayor William Johnson, Bishop Mathew Clark and friends of the Fulton Avenue neighborhood gathered to celebrate this valuable addition to the neighborhood. Projects like this are a key component in the struggle to rectify the serious housing affordability

problem faced by many in Rochester and in New York State.

Each Near Westside apartment has two bedrooms, a full basement and off-street parking. Two apartments are wheelchair accessible and one is adapted to accommodate individuals who are hearing impaired.

These apartments were made possible with funding from the City of Rochester, Rochester Urban Renewal Agency, Lake Avenue Baptist Church, a New York State Senate Minority Initiative through Senator Richard A. Dollinger, the Enterprise Social Investment Corp. and an allocation of Low Income Housing Tax Credits from DHCR.



Bishop Clark speaks to the assembled friends of the Fulton Avenue Neighborhood before the Near Westside Apartments ribbon is cut.

New HUD Ruling Translates to New Rochester Homeowners

On September 12, 2000, the Department of Housing and Urban Development (HUD) issued its final rule to permit the use of Section 8 voucher assistance for homeownership purposes. Providence is partnering with Rochester Housing Authority (RHA) and its Family Investment Center (FIC) to provide education and counseling to program participants buying their first home.

As of press time, three families have purchased homes and two more are under contract to purchase and waiting to close. Local lenders assisted with affordable first mortgages for these homebuyers. Eleven families are in different stages of pre-purchase counseling and should find a home by the end of 2003. Program participants can receive monthly Housing Assistance Payments for up to fifteen years. This ensures continued affordability for the family and reduces the chance of foreclosure should the family face financial hardship.

All families must participate in RHA's Family Self-Sufficiency program. This program promotes economic self-sufficiency. Families are connected with appropriate support services and resources in the community. A financial incentive is offered to program participants through the establishment of an escrow account, which becomes available to the family upon successful completion of their Contract of Participation. Case managers at the FIC office work closely with program participants, ensuring goal completion and forward activity. The escrow account is used towards the families required investment when purchasing a home.

Eligible program participants can purchase anywhere within the City of Rochester or within any of the towns and villages surrounding the City of Rochester. Providence is proud to help make the "American Dream of Homeownership" possible for these families.



A Family Self-Sufficiency Home

Wish List

- ◇ Cash toward playground equipment for Union Meadows.
- ◇ Surplus promotional items (coffee cups, pens, etc.) for participants in credit repair classes.
- ◇ Flag pole for West Town Village.
- ◇ \$ for Revolving Pre-Development Fund.
- ◇ \$ for Credit Repair match fund.
- ◇ Sandbox, benches, and \$ for landscaping improvements for Union Meadows.
- ◇ Staples gift cards for office supplies for general operations.
- ◇ Filing Cabinets.

Please contact Mary Mondo
@ (585) 328-3228 Ext. 393,
or mondo@dor.org
if you'd like to donate a "Wish List" item.



Providence

Housing Development Corporation

*Providence, an independent, not-for-profit corporation,
is an affiliate of the Diocese of Rochester.*

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Rochester, NY 14624-1823

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www.providencehousing.org



Thank you

- ◆ Senator James Alesi for securing \$10,000 in state funding for Providence Housing. The funds will assist our efforts to continue to create affordable housing.
- ◆ J.P. Morgan Chase Foundation for a grant in the amount of \$7,500, provided as part of the Housing and Neighborhood Development Program. This grant will fund our community development work.
- ◆ NYSEG Power Partners and New York State Energy Research and Development Authority (NYSERDA) for an energy grant of \$70,684 towards energy upgrades at Clemens Manor, Elmira.
- ◆ Michel Associates, Ltd. for its donation of \$1,000 for a TV/VCR and artwork for the tenants of Clemens Manor.
- ◆ Esther Gemmill for her donation of beautiful hand-knit childrens' mittens and sweaters for Providence Shelter + Care tenants.
- ◆ Dr. Barry Roessler for custom building a picnic table and benches for Clemens Manor.
- ◆ Wegmans Food Markets and Peter Romeo for contributions towards construction of a playground at Union Meadows, North Chili.
- ◆ The Development Training Institute, Inc. for its donation of \$2,997 to be used for staff training.
- ◆ Marty Birmingham; Bob MacDonald, Kwalu Inc.; Pat Zachman; and Cheryl Ann Bilski, Functional Interiors, for their extremely generous donations of furniture and lawn care equipment.
- ◆ Anthony Laria for the free development of a Website for Providence.
- ◆ The Enterprise Social Investment Corp. for its gift of a TV/VCR for the Providence office.

Donations Welcome!

Providence gratefully accepts contributions to support the development of affordable housing. As a 501(c) (3) not-for-profit organization, donations to Providence are tax deductible. Contributions fund project pre-development, staff training, Catholic Charities partnership initiatives and consultation.

Donations may be sent to:

Providence Housing Development Corporation, 1136 Buffalo Road, Rochester, New York 14624-1823.