

DECEMBER 2022

ANNUAL REPORT



You Help Us
Build Strength,
Stability,
Self-reliance,
& Shelter



INDEPENDENCE



HOPE



HOMES



COMMUNITY



OUR HISTORY

Habitat for Humanity of Chester County (HfHCC) traces its roots to 1985 when a group of volunteers began organizing and building the first Chester County Habitat house as part of the Greater Philadelphia Habitat for Humanity. The group became a separate affiliate in 1989. Since its founding, through to the end of 2022, the organization has provided affordable housing for 137 families, which is more than 600 men, women and children.

As an affiliate of Habitat for Humanity International, headquartered in Americus, GA, HfHCC is a part of a worldwide effort to address poverty housing. As part of our commitment, for every home that we build in Chester County, we send a portion of our unrestricted funds to assist in the construction of homes in impoverished countries. Our total support for this effort exceeds \$408,000. Based on the average cost of homes in underdeveloped countries, 157 additional families have been served by HfHCC.

MESSAGE FROM THE EXECUTIVE: Chris Wiseman

Habitat for Humanity of Chester County continues to grow our impact. We are building and repairing more homes, giving more families a hand up, and uplifting and beautifying entire neighborhoods.

We continued to build homes at our Cambria Terrace community in Coatesville and the Fuller Meadows community in West Grove. We also introduced our Critical Home Repair program, which provides important repairs for current homeowners to ensure that they can continue to live safely in their homes.

Over the past year, our volunteers and staff have laid the groundwork to effect even greater change. We acquired land in Caln Township to build another 40 plus community, purchased multiple homes for rehabilitation, and received funding to provide 100 Critical Home Repairs in the city of Coatesville over the next 3 years while we continue to help others throughout the county.

It is the dedication to the belief that everyone deserves a safe and affordable place to live that drives our growth as we seek out new partnerships and development opportunities. The best is still yet to come!

Chris Wiseman, Executive Director



Habitat homes generate nearly \$500,000 in annual tax revenue for our county and school districts.





OUR STORY

"After starting our family at a young age of 19, we found it very difficult to find affordable living conditions in a good school district. For the past 14 years, my now family of four have been living in a small 2 bedroom apartment in the West Chester borough. Letting my older daughter keep her original room and having a baby sleep in our living room, all while trying to do schoolwork from home during COVID, was a disaster. We felt rather stuck, as our extremely nice landlord had not raised our rent at all over the past decade plus and everything around was about double or more what we were already paying, and extremely out of our price range for more space.

I heard about Habitat for Humanity many years ago but really didn't think I would be able to get in. I realized we needed better for ourselves and our children and wanted to show my girls that anything is possible, if you have dreams and goals and work hard towards them. I spent every free moment I had for over a month filling out paperwork and gathering files in the hopes of being approved. I will never forget the day we found out we were approved for our home. It was right after Christmas and the best gift the universe could have given my family. I have never felt a prouder moment in my life and I am so glad my children got to experience that moment of pride with their parents.

I am looking forward to lending a helping hand in the construction of my family's home and being able to learn many new skills that will help me with my homeownership. Habitat also has [requires] you attend homeownership classes, which I believe every new homeowner should do as it will only help educate yourself on the process.

For the first time ever my baby girl Lucia (2) will be able to have her own room, currently sleeping in our living room since birth. My oldest, Isabella (11) has never known anything other than apartment living, and being on the second floor has never experienced having her own yard (something our 8 year old dog will also love). She will finally have more privacy and her own space as she's growing into her teen years.

I cannot wait to decorate our new home and make it our own. We couldn't be more thankful for this opportunity to be able to live in a clean, affordable, new home and make lasting memories. Dreams do come true!"

Casey Gillis

171 homes built since 1989

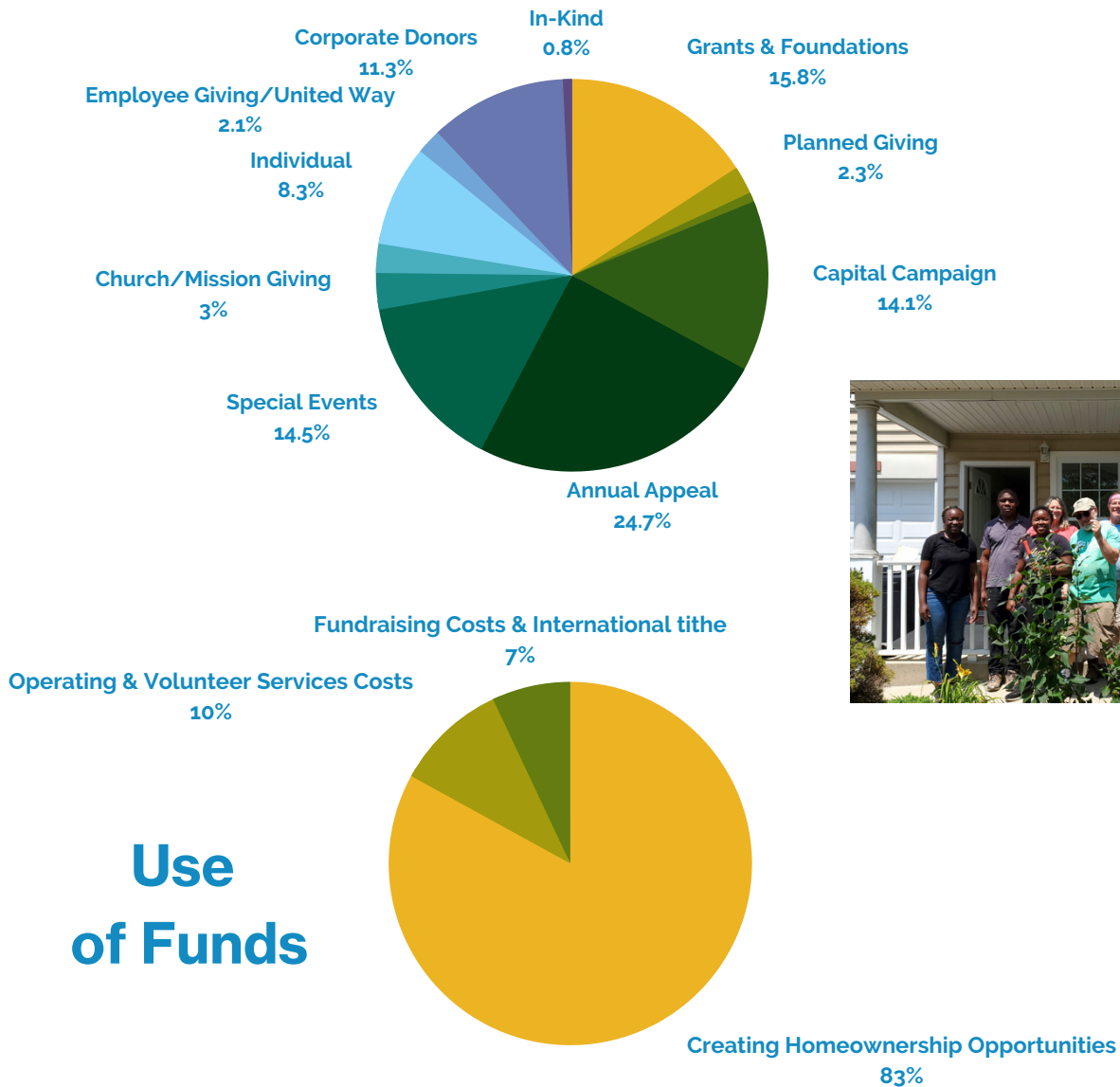


42,200 of sweat equity hours by homeowners helping to build their future homes

CONTRIBUTIONS FOR 2022

In 2022, HfHCC raised more than \$1,125,000 in contributions from individuals, churches, foundations, corporations, special events, and United Way designations. We continue to see an increase in gift-in-kind donations to our ReStores, significant discounts from building material suppliers, and considerations from professional tradespeople who volunteer their services or bill for a nominal amount.

Total \$1,125,664.77



Every new Habitat home adds approximately \$5,000 to the tax base annually.



CORPORATE DONORS & FOUNDATIONS

Dupont
Bank of America/Merrill Lynch
WSFS
Bently
Saint Gobain
Viwinco
Stephano Slack, LLC
Great Valley Raquet Club
Citadel
RE/Max
MacElree Harvey
Kreischer Miller
Warfel
Martin Architectural
Pfizer

Fox Rothschild
PJM
Exelon/Constellation
Dovetail Group, LLC
CTDI
Brandywine Valley Heating and Air
Conditioning
WellsFargo
Meridian Bank
State Farm
Wawa
Global Atlantic
Gerhards Appliances
T.O. Epps and Associates, Inc.
Eadeh Enterprises
Tri-M
RKL
Janssen
Hearne Hardwoods
QVC
Miller's Insurance
3M
Lowes

Crystal Trust
Constance and Carl Ferris
Foundation
Spurlino Family Foundation
Stewart Huston Charitable Trust
Chester County Community
Foundation
FJN Charitable Foundation



Habitat home construction generates approximately
\$1,000,000 in revenue for local businesses and suppliers
each year



PROGRAM HIGHLIGHTS

Coatesville Construction

Two homes were completed in Coatesville and volunteers are hard at work finishing construction of the final four homes in Coatesville's Cambria Terrace community.

West Grove Construction

Five homes in West Grove's Fuller Meadows community were completed and Construction is underway on the next set of 5 homes. In addition, all the sidewalks are being installed and retaining pond preservation in underway.

Critical Home Repair/Rehabilitation

A new way to fulfill our mission is to make repairs that enable low- and fixed-income homeowners to remain in their homes safely. Types of repairs involve weatherization of homes, building wheelchair ramps, widening doorways, and custom fitting bathrooms, etc. In 2022, volunteers completed the interior and exterior repairs on 12 existing homes.



PROGRAM HIGHLIGHTS CONTINUED

Special Events

The Build a House, Build a Dream contest for 5th grade students was held in person at the Exton Mall and the 19th annual Driving to Build golf outing was held in September. The Build a Thirst beer ticket book was sold during November and December and we introduced a new event – the Hops for Homes craft beer festival. The four events raised \$135,000 for new home construction.

Team Builds

Thank you to the many local companies that joined us at one of our build sites in 2022. Team Builds provide companies the opportunity to work together outside of the work environment while making a difference in their community. Corporate volunteering with Habitat enables companies to build stronger relationships with their team while helping Habitat build affordable housing in Chester County.



For every home we build in Chester County, we send a portion of unrestricted funds to assist with the construction of homes in less fortunate countries. To date, 157 families have been served in underdeveloped countries.

VOLUNTEERS

When you hear about volunteering for Habitat for Humanity, the first thought that might come to mind is a hammer and nails. While our volunteers that help with the actual construction of our homes are invaluable, so are the countless volunteers that help our organization in other ways as well – in the ReStore or administrative office, as well as at the committee and Board level. Community volunteers contributed more than 15,000 hours in 2022, making a difference to hard-working families in need.



Habitat volunteers provide free labor worth more than \$500,000 annually.



OUR RESTORES

ReStore sales have generated \$2.5M for home construction since March 2002. The success of the ReStore in Coatesville, and the availability of affordably-priced retail space, prompted the Board of Directors to open a second ReStore in the Phoenixville area in May 2022. Both stores accept donations of household items and building materials, redirecting these items from local landfills. Donors save on disposal costs and realize tax benefits, and consumers have access to low-cost home improvement materials, while also benefiting the local economy.

In 2022, the Caln ReStore alone saw a net profit of nearly \$220,000. The goal is to raise enough funds to build a house every year with the profits from each store, and we anticipate the Phoenixville store to follow Caln's trend with support from the community.



Schedule your FREE donation pick up online at www.hfhcc.org/restore

donate



shop



volunteer



To date, our ReStores have saved 18.4 million pounds of waste from landfills.



THANK YOU TO OUR COMMUNITY PARTNERS!



This year, we partnered with Help Build Hope and Lima United Methodist Church to build and donate walls for our phase 5 West Grove homes.



Unionville High School Habitat for Humanity Campus Chapter and Unionville High School Paddle Club hosted a fundraising tournament to benefit Habitat for Humanity!



The ReStores partnered with our friends from Junkluggers to do our part to keep electronics out of landfills.



Habitat for Humanity of Chester County handed over the deed to property located on Poplar Street in West Chester to Dayna's iCare Foundation. The land will be used for a community garden.



Habitat Board members and staff poured beers at Locust Lane Brewery to promote our mission and raise funds during Pints for a Purpose.



Proceeds from Hearne Hardwood's 2022 Open House raffles were donated to Habitat for Humanity of Chester County.



DID YOU KNOW?

HfHCC has an active Legacy Foundation. Legacy giving allows donors to customize their giving to leave a lasting impact in a manner that is consistent with their charitable goals and financial situation. There are many options to choose from and some even provide financial benefits to you.



Donating a vehicle to Habitat for Humanity is a great way to support the work in our community. Proceeds from the sale of donated vehicles help provide construction materials to build Habitat homes. The process is fast and easy, and donations may qualify for a tax deduction. In 2022, HfHCC received over \$27,036 in revenue from donated vehicles.

The Square Foot Club is a unique group of loyal donors who make an impact all year long through monthly donations. These gifts give us a steady stream of income to ensure our programs are sustained throughout the year and allow us to properly plan for growth.



SQUARE FOOT MONTHLY DONOR CLUB
changing lives one square foot at a time

"We were introduced to Habitat for Humanity in the 1980's through our church's involvement. Quickly we championed its mission and started our years of support by financial gifts and labor in home construction. Decent housing/home ownership is a hallmark of a strong and compassionate society. A Fall 2022 communication from Chester County Habitat lifted up 'charitable gift annuities' (CGA) as a support option. Local staff skillfully and pleasantly walked us through the advantages and ease of establishing a CGA. We decided it was an ideal way to undergird Chester County Habitat beyond our lives, and secondarily, offered an attractive income return within our lifetimes along with some tax advantages. We feel blessed to be able to support HFHCC in this manner."

-- Jean and Bob

THANK YOU!



Habitat
for Humanity®
of Chester County



**SELF-
RELIANCE
STABILITY
STRENGTH**

