Acknowledgements

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CHAI’s Mission
To develop and support thriving, stable communities in neighborhoods with a substantial Jewish population.

What We Do
• Promote homeownership and provide loans to purchase and upgrade homes
• Provide services to the most vulnerable populations in our neighborhoods
• Support neighborhood organizing and development
• Develop and manage affordable senior living housing
• Rehabilitate housing and provide supporting repair/weatherization services
• Work to strengthen area schools through community engagement

General Service Area
Northwest Baltimore City

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In December 2012, Ken Gelula retired after 29 years of selfless service as CHAI’s Executive Director.

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FY 2013 Accomplishments

Homeownership
• 28 families received $306,800 in CHAI homebuyer and/or home improvement loans and other resources for a total of $1,592,275 in new mortgage investment in the community.
• CHAI received a $2 million grant from the Maryland Public Service Commission to establish the CHAI Energy Savings Loan program.
• 92 homeowners received foreclosure prevention counseling.
• 127 prospective homebuyers attended a Homebuyer Workshop, seven of which were presented during the year.
• In partnership with Chabad of Park Heights, CHAI began an online and print marketing campaign to promote homeownership in the Glen neighborhood in out-of-town communities throughout the country.
• From 1984-2013, the Homebuyer Loan Program approved 684 loans for homebuyers totaling $6,116,319 in assistance with down payment, settlement expenses and/or renovation projects.

Senior Home Repair & Weatherization
• 1,365 repairs, modifications and handyman services were provided for 252 low and moderate income senior households.
• $70,834 in resources, benefits and entitlements were secured for vulnerable Senior Home Repair Program clients assisted by the program’s Senior Benefits Coordinator.
• 101 homes were weatherized.

Community Engagement
• 95 households completed five block beautification projects.
• Community Conversations held a cross-cultural Sukkah Tour and the 17-member Leadership Team was trained in cultural sensitivity.
• In partnership with Park Heights Renaissance, the first Chometz Giveaway Food Drive was held in March 2013.
• CHAI began an assessment of its possible impact on Baltimore County.

Affordable Senior Housing
• Partnering with Park Heights Renaissance, the groundbreaking for the 60-unit Renaissance Gardens senior housing building in the Southern Park Heights area was held in November 2012. The facility is to be completed in November 2013.
• CHAI received funding to develop its 15th senior housing building, Manor South, a 90-unit project that will be adjacent to Weinberg Manor East and West. Construction is anticipated to begin in summer 2013.

School-Community Partnership
• $192,000 in private money was raised to support public school projects.
• 430 students participated in 25 after-school programs.
• CHAI assisted Cross Country Elementary/Middle School to secure a $30,000 grant from the Goldseker Foundation for Science, Technology, Engineering and Mathematics (STEM) integration.
• As a member of the Baltimore Education Coalition, CHAI worked to get legislation passed which allows $1 billion to be leveraged to rebuild/renovate nearly half of the City schools, including Cross Country Elementary Middle School.

Volunteers
• 850 volunteers donated over 3,000 hours to serve 166 low-income seniors and adults with disabilities and performed 300 neighborhood beautification projects on Good Neighbor Day in November 2012 and May 2013.
• 70 ongoing volunteers donated their time throughout the year to assist seniors and adults with disabilities.

Supportive Community Network Project
• 80 seniors assisted in developing the first “Village” of our Supportive Community Network, known as Northwest Neighbors Connecting (NNC).
• Over 200 people attended the March launch of NNC, including Mayor Stephanie Rawlings-Blake and other elected officials.
• Since January, 100 different volunteer services were provided to seniors by seniors through NNC.

CHAI’s Executive Director
Ken Gelula retired after 29 years of selfless service as CHAI’s Executive Director.