

Summer 2015

## President's Message

Dear Friends:

At 30 years we pause...to celebrate...to review our impact in communities...to refocus our work where needed...to strengthen our resolve to exceed expectations...to thank our friends and neighbors...to clarify our purpose and vision. We are grateful to our friends, supporters and families who have helped us to reach such a significant milestone. We could not have done it without you.



Where has our journey taken us? From a small neighborhood organization formed in 1984, serving four neighborhoods, to a countywide organization serving more than 300 neighborhoods in the region. It takes team work to make the dream work. We've had a great team! Together We Achieve More. Together, we have made lasting change and a difference in the lives of more than 4.3 million residents who were pursuing the dream of homeownership or making plans to keep their home. Together, we have reinvested in more than 19,550 housing and commercial units and provided more than \$4.7 billion into our communities. We've done it together. Every year, we work to protect and preserve more than \$2 billion of housing assets with families who need us. This only comes through teamwork.

Our partnership of residents, business and government joining hands is still a model that works, not only here, but throughout America. We are proud to be in partnership and friendship, and to be good neighbors to everyone who chooses to call Los Angeles County their home. Home Matters. Families Matter. Our neighborhoods and communities matter. You Matter. Let's commit to keep connected, and focused on sustainable communities as we push forward to serve over the next 30 years...better...stronger...grateful...celebrating!

With hope,

Lori Gay  
 President & CEO

## Neighborhood Housing Services of Los Angeles County's 30th Anniversary- Celebrating Neighborhoods



May 8, 2014 kicked off the beginning of Neighborhood Housing Services of Los Angeles County's 30th Anniversary yearlong celebration at Paramount Pictures Studio with over 550 of its friends and neighbors. It was a night under the stars with lots of food, drinks and entertainment by Kirk Whalum and Sheila E. The evening highlighted our corporate partners and supporters and the great work of NHS. The lovely, Pat Prescott, 94.7 The Wave, was the hostess for the evening event. A special acknowledgement to JPMorgan Chase & Co. for being our Title Sponsor.



We continued celebrating 30 years in the community by having a Neighborhood Sustainability Symposium on October 11, 2014. With generous help from community leaders, we successfully reached over 200 families and residents from across the Los Angeles area. This event is part of our ongoing mission to create a more sustainable future in the communities we serve. We thank Bank of America for being our Title Sponsor.

# Another Homeownership Dream Comes True

Dennis Hardwell had been renting a town home in Los Angeles for over five years. However, because his children recently returned to live with him, he decided that they could all use some extra space. After assessing his family needs in regards to space, Dennis came across NHS' radio advertisement that mentioned the \$75,000 down payment assistance program. Dennis contacted NHS to gain information about how the process worked. Dennis initially doubted the "too good to be true" program. He had been advised to take an eight hour FasTrak Homebuyer Class in order to enhance his understanding of the home buying process. Dennis signed up for the course and shortly after discovered that he qualified for the affordable lending program. The down payment assistance allowed him to purchase a 5 bedroom, 1.5 bathroom



home in Compton. For Dennis, the eight hour course was not only helpful and informative; it motivated him to remain committed to purchasing a larger home for his family. Dennis now looks forward to having a yard of his own where he can grow plants of his liking and relax on the weekends with his son, daughter, and future grandchildren.

# Neighborhood Pride Day

On Saturday, June 6th, more than 200 volunteers came out for NHS Neighborhood Pride Day in Compton. The event was a kick off of a weeklong celebration as a part of national NeighborWorks Week. Along Palmer Street, volunteers painted three homes, cleaned up the walking path along the Compton Creek, hauled away debris, removed graffiti and planted dozens of flowers and vegetable plants in the neighborhood.



Neighborhood residents, NHS staff, local government offices and various community groups and local schools came together to lend a hand and to show their support for the beautification of the Compton neighborhood.

In a few short and inspiring speeches given by Assemblyman Mike Gipson and Councilwoman Janna Zurita, each highlighted the importance of homeownership and neighborhood revitalization events like Neighborhood Pride Day. Each believed that these events are critical to the overall well-being of communities.

"It's a great day to be in Compton," shared Assemblyman Mike Gipson with excitement in his welcoming remarks to the volunteers. "Compton is a great community because it is resilient, the residents here want to improve their city and events like this help meet that goal."

The event was made possible by our sponsors and volunteers, a special thank you to NeighborWorks® America and Citi for supporting this event.

# Home Matters



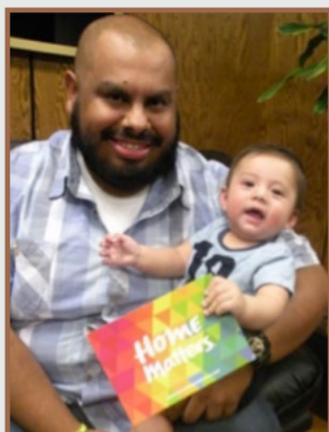
We asked a few of our clients. what home meant to them...

*"Home is my dream come true."*  
—Jose Perez

*"It's my safe haven, my peace in this world."*  
—Stacey Smith

*"Home means family, rest and peace. It's a place to spend time with my family."*  
—Evaline Pelayo

*"Is a place for my son to play, a place for me to relax and a place for my family to make memories."*  
—Edgar Dominguez



# Making Dreams Come True

NHS' Home Matters-Making Dreams Come True marketing campaign kicked off at the beginning of the year to promote our services. Our messaging is that we can make families' homeownership dreams come true whether it's helping them buy a home, fix their home or keep their home from foreclosure. Look for our billboards and bus shelters in the neighborhood!

Here are just a few pictures of us in the community.



# Neighborhood Builder Award

Last fall, NHS was recognized by Bank of America for its impact in addressing access to affordable housing. The Bank of America Charitable Foundation has named NHS as a 2014 Neighborhood Builder. NHS is being recognized for its significant work addressing access to housing. Currently marking its 10th



ever-changing funding environment," said Raul Anaya, Greater Los Angeles market president, Bank of America. "NHS has already done so much for families in Los Angeles. This investment will empower them to build leadership capacity and expand to meet the evolving needs in our community."

We would like to thank the Bank of America Charitable Foundation for their support and helping strengthen neighborhoods throughout Los Angeles County.



Lori Gay and Raúl Bustillos SVP, Community Relations Bank of America.

anniversary, Neighborhood Builders is a strategic investment in communities that provides \$200,000 in flexible grant funding with leadership training for high-performing nonprofits and their executives.

"Over the last decade, we've heard from past recipients that the combination of unrestricted funding and leadership training has fundamentally changed their organizations and helped them stay competitive in an

# List of Donors

We gratefully acknowledge the ongoing support and participation of our Dream Makers

- |  |  |  |
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You can become a Dream Maker too by helping support NHS to offer a comprehensive range of services to low-to-moderate income families. As affordability continues to be limited throughout Los Angeles County, your help is needed more than ever. Please consider filling out a donation envelope included in this newsletter.



3926 Wilshire Blvd., Ste 200  
 Los Angeles, CA 90010  
 888-895-2NHS  
 www.nhslacounty.org



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## NHS Classes and Events

### FASTRAK HOMEBUYER EDUCATION CLASS

9:00am - 6:00pm English and Spanish  
 ■ Los Angeles: 2nd & 4th Saturdays

### MORTGAGE ASSISTANCE CLINIC

10:00am English and Spanish  
 ■ Los Angeles: 1st Saturdays

### FINANCIAL FITNESS WORKSHOP

Quarterly - Check website for dates

### NEIGHBORHOOD PRIDE DAY

Quarterly  
 Los Angeles ■ San Fernando Valley ■ Compton

### HOPE HOMEBUYER WORKSHOP

10:00am - 12:30pm ▶ 3rd Saturdays  
 Various community locations – check website

Call us to register for a class 888-895-2NHS or visit [www.nhslacounty.org](http://www.nhslacounty.org)  
 \*class/event schedule subject to change

Los Angeles County NeighborWorks® Homeownership Center  
 3926 Wilshire Blvd., Ste 200, Los Angeles, CA 90010

Center for Sustainable Communities  
 1051 W. Rosecrans Blvd., Compton, CA 90220

### SUMMER WORKSHOP SERIES

Pre-Qualified: What's Next?  
 Preparing for the Purchase Process  
 July 18th & August 15th ■ 10am - 12pm

Financial Fitness  
 August 1st ■ 10am - 12pm

Se habla Español



## Our Mission

Neighborhood Housing Services of Los Angeles County (NHS) serves as a catalyst for local residents, business and government representatives to work together to build stronger neighborhoods, improve the quality of life for families of modest means and to revitalize communities into neighborhoods of choice. NHS strengthens communities through the development and maintenance of quality affordable housing, creation and preservation of affordable homeownership opportunities, support of local leaders, providing financial education and increasing the financial independence of families and people in need.

## History

NHS is the largest, non-profit, affordable homeownership provider in Southern California. Since 1984, NHS has invested more than \$4.7 billion into neighborhoods throughout Los Angeles County. As a part of this work, it has developed and rehabilitated more than 19,550 housing and commercial units, put more than 4.3 million families on the road to homeownership, created 195 block clubs, employed 200 neighborhood youth, and invested more than \$4.7 billion back into some of Los Angeles County's toughest neighborhoods.

## Ways to Support NHS

Your support will help NHS offer a comprehensive range of services to low-to-moderate income families, designed to promote asset building, protect homeowners from foreclosures, and preserve and stabilize

neighborhoods. As more and more families face unemployment or financial insecurity, your help is needed more than ever. Please consider filling out a donation envelope included in this newsletter.

### All donations are tax-deductible 501(c)(3)

Thank you in advance for your consideration and generosity. For more information or to discuss your gift, please contact: [development@nhslacounty.org](mailto:development@nhslacounty.org) or give us a call at: 213-381-2862.

### There are other ways to support NHS:

- If your workplace supports the United Way, please consider designating NHS as the recipient for your gift.
- Federal employees can give to NHS through their workplace payroll by designating NHS through the Combined Federal Campaign.
- Register as a user on GoodSearch.com and specify NHS as your cause! Every time you use GoodSearch to conduct an internet search or shop online, GoodSearch will donate a portion to NHS.
- Sign up for Ralphs Community Contribution Program and add NHS as your charity, the ID # is 93399. Shop, swipe your card and earn cash for NHS.



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