

MORE
THAN
SHELTER



WELCOME HOME CAMPAIGN
Connect. Mentor. Support.



MISSION

Guide guests to stable housing using a program of sheltering, mentoring and educating.

VISION

A community free from homelessness.

THE NEED IS REAL

- A shortage of affordable housing exists in the Chippewa Valley.
- Throughout the Chippewa Valley, 2,685 individuals sought housing services in 2021.
- Chippewa Valley poverty levels are above the state average of 10.3 percent.
- A poverty level income is considered \$27,750 per year for a family of four or \$13,590 per year for an individual.
- For many at the poverty level, housing is equal to two-thirds of a monthly income.

THE SOLUTION

The purpose of Hope Village is to provide temporary and affordable housing to the increasing number of unsheltered individuals and families in the Chippewa Valley. Hope Village offers case management and supportive services to temporary housing guests. Guests develop a Secure Living Plan that includes financial stability, health resource connections, and permanent housing.

GOALS OF \$2.7M CAMPAIGN:

- Build and maintain a small community of temporary and transitional Tiny Homes in the Chippewa Valley.
- Build and maintain affordable housing duplexes and six-plexes.

HOPE VILLAGE IMPACT 2016-PRESENT

- 95+ guests served in total since founding, representing 59+ households
- 7,519+ nights of stays, saving private and publicly funded agencies approximately \$625,000+ in motel vouchers
- 16+ guests currently in residence

PHASE	TIMING	FEATURES	TOTAL INVESTMENT	PROJECTED GRANTS*	\$2.7M GOAL
Phase I	2016-2021	Hope Village Property	\$35,000	Funds Secured	
		Build/Remodel 10 Tiny Homes	\$85,000	Funds Secured	
Phase II CDBG Grant	2022	Community Building Remodeling	\$220,000	Funds Secured	
		Tiny Home Infrastructure	\$408,603	Funds Secured	
		Motel Vouchers	\$124,950	Funds Secured	
		Administration to Chippewa County Housing Authority	\$99,444	Funds Secured	
Phase III-A Capital Campaign	2023-2024	Community Center Mortgage	\$273,000		\$273,000
		2 Affordable-Rent Duplexes 4 units	\$435,200	\$304,640	\$130,560
		Affordable-Rent 6-Plexes 6 units	\$1,458,000	\$1,020,600	\$437,400
		Architectural/Contingencies/Site Prep/Fundraising	\$431,000		\$431,000
Phase III-B Capital Campaign	2024-2026	3 Affordable-Rent Duplexes/6 units	\$652,800	\$456,960	\$195,840
		1 Affordable-Rent 6-Plexes/6 units	\$1,458,000	\$1,020,600	\$437,400
		Landscape Community Area/Pavilion	\$150,000		\$150,000
		Playground	\$60,000		\$60,000
		Operational Contingency/Building Supply/Workshop Construction	\$200,000		\$200,000
	2027	1 Affordable-Rent 6-Plexes/6 units	\$1,458,000	\$1,020,600	\$437,400
TOTAL PHASE III-A & B WELCOME HOME CAMPAIGN			\$6,576,000	\$3,823,400	\$2,752,600

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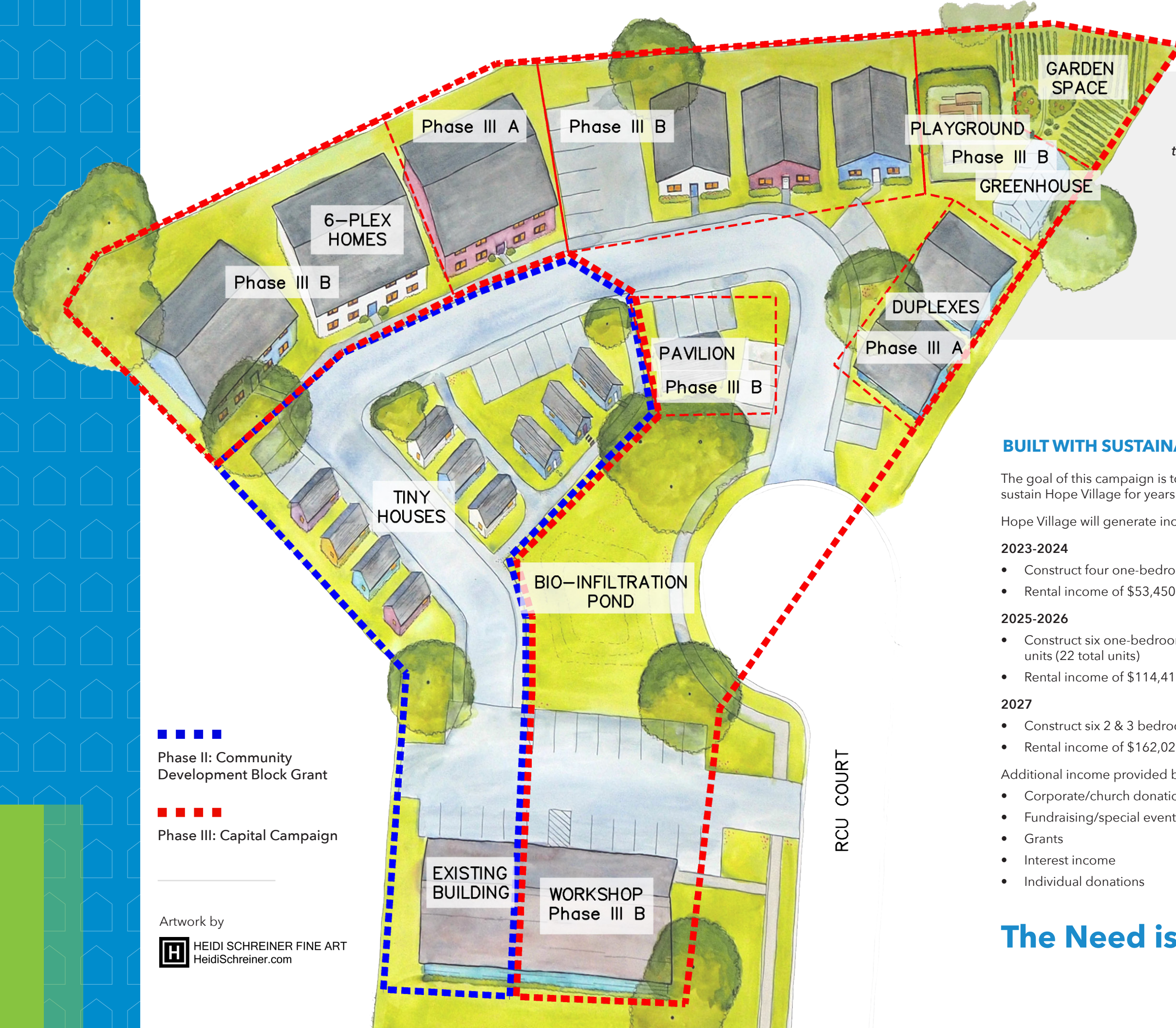
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"All aspects of my life have changed for the better with the help from Hope Village volunteers. I believe it's what a healthy, supportive family would look like!"

-Hope Village Guest

"I just needed someone to believe in me and give me a chance."

-Hope Village Guest

BUILT WITH SUSTAINABILITY

The goal of this campaign is to fulfill Phase III of the plan that will financially sustain Hope Village for years to come.

Hope Village will generate income as early as 2024 at 85% occupancy.

2023-2024

- Construct four one-bedroom units & six 2 & 3 bedroom units (10 total units)
- Rental income of \$53,450

2025-2026

- Construct six one-bedroom units & six 2 & 3 bedroom units (22 total units)
- Rental income of \$114,410

2027

- Construct six 2 & 3 bedroom units (28 total units)
- Rental income of \$162,020


Additional income provided by:

- Corporate/church donations
- Fundraising/special events
- Grants
- Interest income
- Individual donations

The Need is Real. The Time is Now.

Phase II: Community Development Block Grant

Phase III: Capital Campaign

Artwork by
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THE WELCOME HOME CAMPAIGN

When you are asked to give, please say, "YES, I want to be part of the solution to bring hope to families and adults seeking housing needs."

A PLEDGED GIFT

Payments on pledges can be paid over three years at the donors' discretion. Pledges can be fulfilled by cash, check, commodities, or appreciated property. Corporations often offer employee matching gift programs.

Typically, pledge contribution installments may be made twice a year. The Hope Village business office will send payment reminders for set dates. You will receive tax-deductible gift receipts for each payment made.



Mentoring is a key component of the Hope Village program. Pictured are Hope Village guests and their mentors.

GET IN TOUCH

For more information about the Welcome Home campaign:

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Email: director@hopevillagechippewafalls.org

