DEAR FRIENDS,
The residents of Greater Boston have a multitude of programs and services that are available to help them secure affordable housing. But sometimes, the sheer volume of paperwork, policies, guidelines, and contact persons can be overwhelming. Fortunately, MBHP is here to help.

MBHP makes vital connections every day that help our program participants navigate the path to securing and sustaining housing that is affordable. This year, we launched our Housing Matters Forum Series which brings together the top minds in our industry to hash out some of the most difficult housing challenges households with low incomes face today. Our new partnerships with Compass Working Capital, Jewish Vocational Service, and Citrennon Women's Union are helping our clients leverage their stable housing into opportunities to improve their financial and professional prospects and increase their incomes. And our new locations in Wattham and the South Shore (and most recently at Reubery Community College) are making vital connections to help people find a new affordable home, or avoid losing their current home. Read on for more details on these programs and much more.

At MBHP, we are always looking to the future. With this in mind and an eye on the expiration of our current lease in 2017, we are taking steps to relocate our headquarters. Our partnership with Mission Hill Neighborhood Housing Services is an exciting opportunity to increase our ability to effectively serve our clients while serving as a catalyst to transform a vacant lot and restore it as an integral part of the community. Look for more details in the coming year.

Throughout this report, you will see evidence of the exemplary work MBHP has done this past year: All this work is possible because of your support. Thank you for your continued generosity and support.

Sincerely,

Cynthia Laracoe
MBHP Board of Directors Co-Chair

Christopher T. Norris
Executive Director

Steven Roff
MBHP Board of Directors Co-Chair

Jennifer Hollis
James Howe
Steven Hubbard
Judith S. Jacobson
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Kenneth Mordkoff
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Margery McDonald
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Janet Moline
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Samuel Mintz
Tom Moroney
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Bartons Sampson
Christian Schaller
Cleve Shear
Haway Shubert
Peter Shapiro
Susan Shei
Charles Smith
Elizabeth and Robert Smith
Susan Smith and Patrick Henson
Patti Ann Stoll and
Michael A. Stollmeyer
Strawbery Bantry Marathon Gay
Josephine Szumski
Jane and Vincent Sullivan
Thomas and Susan Sullivan
David Tebben
Newton Teeder
Mary Tilton
Sara Thornton
Gretchen Twitchell
Jole Trinkle

Charles Tyson
Vanita Van Ham
The Vance Family (Public HUD)
Lisa Walsh
Seth Wain
Sarah Weiss
Phyllis Webb
Shawn Wang
Ivy Warren and Ariel Yeghen
Kathy and Zarek
Kathy Zech
Clark Ziegler

$75–$99
Jane Bovill
Kurt Blumenson
Michael Broad and Ria Farrell
Carl Collins
Doreen Corley
Annie Edler-Keller
Kate Fulton
Myren Jordan
Meegh Kao
Laura Miller
Hanna Milukas
Julie and Jillian Monlen
Mary-Ellen Munro
Jeffrey Ng
Vorise Orkin
Virtel Wright
Steve and Kristine West
The Western Anguishes

LOWELL L. RICHARDS, III

Kenyowsyn Morrow
Scott Carson
Patrick Centanni
James P. D'Alton
Jean and Michael Fleischer
Peter Gaspard
James Gray
Paul Grogan
Ken Fagan
Martin J.
Mary Jones
Bruce Jarrett
Robin Jacobson
State Street Corporation
State Street Marketing Gift Program
Walter Odel and Jane Hempel

TRIBUTES
Branch Manager
Havilah Shoton Community
Senior Director
In Memory of Terry Saunders Line
In Memory of Guelicture Chang
In Memory of Lowell R. Richards, Il
In Memory of Mary Doyle
In Memory of Nancy Dymo
In Memory of Robert Munten
Ike Edel-Moritz Challenge

Judan Taube in Memory of "my brother Claude"
2015 Marathon Team Runners
Elizabeth Duskey-Odor, Tang
Pham, Amy Mullin, Haitt

IN KIND
ADIC (Alden-Brighton)
Arnold Achievement
Bank of America
BOI Furniture
Bay State Building Corp.
Bexley Private Bank & Trust
Baystate Public Health Commission
Baystate University School of Social Work
Bar & Lemonade
Caps for Kids
CIB
Citizens Bank
Citizens for Affordable Housing
in New England Development
Organization, Inc. (CAN-DO)
Compass for Kids
Craddles to Crayons
Hector Cruz
Department of Public Health
DycoTech
The DREAM Program
DSWE
Emerging Neighborhood
carnivores
Forenso Community Center
at Chelsea
Prospect of Lexington
Harpoon
Jewish Vocational Service
John Hancock Financial Services
JP Luso
Mary Jo Kan
Marked Basak
Mesi Soo
Massachusetts Port Authority
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Scribner State Cooperative
Stop and Shop
Sunset Press, Inc.
Target
Tajik Medakker
Teva
United Way
Urban League
Mary Wysock
Yaskin Pest Control

For a complete list of our donors, visit www.mbh.org and click on Support Us > Our Funders.

Donations listed are for the period of July 1, 2014–June 30, 2015. Although we have made every effort to ensure the accuracy of the list, we apologize for any errors. Please inform us of any errors or omissions by calling Mary Jo Kan, 617-423-670), or email development@mbh.org. Thank you again for your generous support of MBHP.
CONNECTING INDUSTRY LEADERS

In 2014, MBHP launched the Housing Matters Forum Series, a twice-yearly series bringing together the top minds from our region and beyond to discuss solutions to some of the most challenging issues faced by people searching for stable housing.

FALL 2014: HOARDING INTERVENTION
Our first forum on October 30 highlighted the results of a three-year study on MBHP and Bay Cove’s groundbreaking joint-program, the Hoarding Intervention and Tenancy Preservation Project, which was generously funded by the Oak Foundation. The panel featured hoarding experts from across the country:

• Dr. Michael Tompkins, co-director of the San Francisco Bay Area Center for Cognitive Therapy
• Kristiana Bratiotis, University of Nebraska-Omaha
• Dr. Jordana Muroff, Boston University School of Social Work
• MBHP Hoarding Intervention Coordinator Jesse Edsell-Vetter
• Moderator: Gail Steketee, dean of the Boston University School of Social Work

SPRING 2015: HOTELS TO HOME
Hotels to Home, held on March 17, tackled one of the most difficult challenges facing the Commonwealth today: how to most effectively help families placed in motels move out of homelessness and into permanent homes. Panelists included:

• Amy Nishman, Jewish Vocational Service
• Dr. Aura Obando, Boston Health Care for the Homeless Program
• MBHP Motel Re-Housing Program Manager Lanai Tolentino
• MBHP Program Participant Esther Shungu
• Moderator: Becky Kopeck, The Boston Foundation
AS A SINGLE MOTHER living in Boston, Jernara often struggled to make ends meet, sometimes wondering where the family's next meal was going to come from. Her Section 8 voucher administered by MBHP helped make her rent more affordable. Still, she wondered if she could do more. So when she received a flyer about MBHP’s Family Self-Sufficiency Program, she decided to enroll.

"FSS is a program that wants you to have more," says Jernara. But, she adds, you have to be willing to put in the work.

"The expectation is that you will do more, do better for yourself," she says, and that's an expectation she lives up to. Her FSS Advisor helped her connect with resources for her two sons—after school programs, summer camps, and school supplies. Knowing her children were provided for helped Jernara feel like a better mother and freed up her energy to focus on her job performance. Her hard work paid off when she was recently awarded a promotion. Due to her increased income, she received an escrow check which she hopes to one day use for a down payment on a house.

In the meantime, Jernara continues to work hard and educate others about FSS and Section 8. "It's not about not paying rent. The voucher is helping you pay your rent," she explains. "If you give something and they give something—together, we make it a whole."

"FSS is a program that wants you to have more."

---

OUR PARTNERS HELP CREATE MORE OPPORTUNITIES

In May 2014, MBHP partnered with Compass Working Capital to launch a three-year pilot program to test a new FSS model that provides MBHP’s FSS participants with financial coaching from Compass. This program is designed to align with innovative and proven asset-building goals and principles. Lessons learned from this program have the potential to influence policy and program development both locally and across the country.
Housing as the foundation
MBHP offers several ways for our clients to connect stable housing with opportunities to increase their incomes and improve their economic self-sufficiency.

KENYA HAD HEARD ABOUT FSS from a family member and was intrigued by the prospect of escrowing savings. So when she heard about a similar program for MRVP voucher-holders, she jumped at the chance. Though Mass Leap, her financial advisor at Jewish Vocational Service helped her work out a household budget and guided her through decisions about managing expenses and improving her credit. And when a family medical emergency required her to take a leave of absence from work, MBHP was there to make sure she didn’t lose her home so that she could continue to focus on achieving her goals. Now back on track, Kenya is focused on making the most of her new job so that she can increase her income, pay off her student loans, and save for her future.

Rental assistance
MBHP contracts with the Massachusetts Department of Housing and Community Development, the City of Boston’s Department of Neighborhood Development, and other agencies to administer vouchers which make rent more affordable for households with low and moderate incomes.

MBHP’S RENTAL ASSISTANCE PROGRAMS INCLUDE:
- Housing Choice Voucher Program (Section 8)
- Massachusetts Rental Voucher Program (MRVP)
- Continuum of Care (formerly Shelter Plus Care)
- Veterans Affairs Supportive Housing (VASH)
- Family Economic Stability Program (FES)
- Community Choice Voucher Program
- Families at Home (FAH)

RENTAL ASSISTANCE PROGRAM DEMOGRAPHICS
Of the 9,300 vouchers MBHP administered in FY15:
- 66% of households had a member with a disability.
- 45% were to families with children.
- 19% were to elders.
Average annual income for rental assistance participants is $15,878.

SECURE JOBS
MBHP is also proud to be a part of Secure Jobs, a partnership designed to connect families who are homeless to career ladder employment. In FY15, MBHP targeted participants in HomeBASE, Emergency Assistance (families placed in motels), and RAFT, connecting with Jewish Vocational Service for job training and placement. Secure Jobs is funded by the state of Massachusetts and The Paul and Phyllis Fireman Foundation.
LISA HAD ALMOST COMPLETED her master’s degree when she was downsized from her job in 2011. Lisa’s daughter Sabrina is autistic, and it was difficult to find a job that allowed the flexibility to attend to her in case of emergency. Despite two part-time jobs, Lisa wasn’t making enough to cover rent and Sabrina’s extensive medical expenses. After her hours were cut, Lisa fell behind on rent and faced eviction.

Lisa worried about having to find a new place to live so suddenly. Sabrina’s autism makes change difficult, and moving to a new community would mean missing out on schooling while Lisa sought a new special education program for her. After calling several non-profits, Lisa found only one program that was able to cover the full amount of her rent arrears in a timely manner: MBHP’s RAFT program.

Thanks to RAFT, Lisa was able to catch up on rent and finish out her lease, smoothing out the transition to her new home. Today, Lisa has a new job, making as much money as she was pre-downsizing, with a flexible employer who allows her to work remotely one day each week to finish her master’s program. With plenty of room for internal growth, she is optimistic about her future.

“I didn’t see a solution at the time,” says Lisa. “MBHP was tremendously helpful. They really saved the day.” She appreciates the stability RAFT offered her family. “It would have been more of a crisis without the security of knowing your move-out day and being able to prepare for that. Now, I’m in a far better situation.”

“MBHP was tremendously helpful. They really saved the day.”

RAFT = Residential Assistance for Families in Transition

RAFT is a short-term homelessness prevention program that allows families up to $4,000 per calendar year to deal with a financial crisis. In FY15, MBHP distributed RAFT funds to families from 28 of the 30 cities in our region. For more information, see our recent report, *Raft in Review II*, at www.mbhp.org/policy-reports.
Motel Re-Housing
With 4,500 homeless families across the state, MBHP takes our work in motels very seriously. In our region, our Motel Re-Housing team travels to seven motels to assist more than 300 families in devising strategies to get them into permanent homes.

Motel Re-Housing KEYS WORKSHOPS
MBHP’s Motel Re-Housing team offers workshops throughout the year to help families in motels improve their skills and become more competitive in the job market. Through partnerships with Jewish Vocational Service and the Urban League and funding from Santander Bank, these KEYS Workshops helped develop skills such as career development. In June, Representative Kevin Honan visited a KEYS Workshop in Brighton to applaud the attendees and encourage them in their efforts.

HomeBASE = a state-run program to help homeless families stay out of shelter
HomeBASE provides up to $8,000 to help families who are homeless to either avoid entering shelter or move out of shelter and into a permanent home. Families also receive up to 12 months of stabilization services to make sure they get the support they need to remain stably housed. In FY15, MBHP’s HomeBASE program helped 944 families move out of motels and into new homes and provided stabilization services for 1,246 families.

Community connections
In 2015, MBHP increased our presence in the South Shore. In addition to opening two new colocaiton sites, we held workshops for property owners and tenants.

COLOCATIONS = more visibility in the communities we serve
Partnerships with local agencies that allow MBHP staff to meet with clients in the communities where they live. At colocaitons, clients can apply for RAFT, get help with their housing search, and access other resources from MBHP and our partners. Colocations are funded in part by the Bank of America Charitable Foundation.

MBHP colocaiton sites:
• Bunker Hill Community College
• Codman Square NDC at Talbot Bernard Apartments
• CONNECT (Chelsea)
• Interfaith Social Services (Quincy)*
• Quincy College*
• Roxbury Community College*
• Somerville Homeless Coalition
• Watch CDC (Waltham)

*Opened in 2015

MBHP staff members now meet regularly with students at Quincy College.
A COAST GUARD VETERAN and mechanical engineer, Robert worked hard for years—until an accident left him paralyzed and unable to work. Boston Senior Home Care coordinated with Veterans Affairs and other groups to cover his medical care and other needs. But without sufficient income to cover rent or the in-home assistance he needed, he had no choice but to enter a nursing home where he languished for more than two years with little independence or privacy. Then, MBHP offered him another option.

Money Follows the Person, a federal demonstration project, helps people who want to move out of facility-based care get the support they need to transition to living in the community. For Robert, that included a personal care attendant and medical alert system, making it possible for him to start searching for his own home. After applying for several apartments, he finally found the perfect fit: a brand new two-bedroom in the up-and-coming Box District in Chelsea that came with a voucher administered by MBHP.

“It’s like the apartment was designed for him: a roll-in shower, a sink where he can brush his own teeth, and plenty of space for steering his power chair. Automatic doors allow him to enter and exit the building without assistance, and an elevator provides access to the upstairs gym and roof deck. When he moved in last August, MFP provided new living room furniture to help make the place feel like home.

“Without the program, I’d be in a lot of trouble, because I had nobody to help me,” Robert says. With new-found energy he continues his daily exercises in hopes of improving movement in his arms and legs. Thanks to MBHP and our partners, Robert now has the freedom to live his life.

“Without the program I’d be in a lot of trouble because I had nobody to help me.”
Through our extensive network of property owners and service providers, MBHP is able to connect people with a broad array of programs and services to meet a wide range of needs.

MARGARET* WAS LIVING IN A dangerous environment when she was referred to MBHP—her husband's hoarding and abuse made the home unlivable for her. Through working with MBHP's SIPS team, and with the support of her family and church community, Margaret moved into her new apartment. She says meeting her MBHP case manager was a relief: "To know there's someone out there who is able to help me with these things, it makes my life less stressful." She's now focusing on improving her credit in the hopes of one day owning her own home.

SIPS = Specialized Intensive Programs and Services
The SIPS team offers assistance for clients in unique and challenging situations, some of whom would not qualify for more traditional programs. SIPS includes our groundbreaking hoarding intervention program.

*Client's name has been changed to protect her privacy

FAIR HOUSING
MBHP's Fair Housing team works tirelessly to prevent and address housing discrimination. When an MBHP RAFT client presented her paperwork to her property management company, they refused to provide a signature that was required in order to release the funds. Through our investigation, we learned that the same company was also refusalg to cooperate with a sister agency's RAFT process. Without RAFT funds, the tenants would have lost their homes. MBHP's Fair Housing team contacted the company's corporate headquarters and came to an agreement that resulted in all the RAFT documents being signed by the company, allowing the clients to avoid eviction and remain housed.

LANGUAGE ASSISTANCE
MBHP provides our clients with in-house interpretation and translation for the following languages:

**ALBANIAN  AMHARIC  ARABIC**

**AMERICAN SIGN LANGUAGE  CANTONESE  CAPE VERDEAN CREOLE  FRENCH  HAITIAN CREOLE  MANDARIN**

**PORTUGUESE  RUSSIAN  SOMALI  SPANISH  VIETNAMESE**

HCEC = Housing Consumer Education Center
HCECs are a state-funded resource for people of all income levels who are looking for answers to housing-related questions. Available by phone, email, and in person, MBHP's HCEC staff responds to thousands of queries each year.

MBHP's HCEC team is a dynamic group of people. On any given day, they might help someone find a new home, help them get funding to keep their current home, give a workshop on eviction prevention, or connect them with legal aid.
CONNECTING RENTERS WITH PROPERTY OWNERS

MBHP offers support and guidance to property owners and property managers in our region who rent to participants in MBHP’s program. We do this through:

- Workshops on tenant screening, legal requirements, and more.
- Free online apartment listing service.
- Email list and quarterly Owner News e-newsletter.

RENTING TO MBHP CLIENTS
We asked property owner Nick Miscaritolo why he likes renting to MBHP clients. Here’s what he had to say.

“First, it’s the low. As landlords, we can’t discriminate. Second, it feels good. If someone’s in need of a place to live and everything works out, everybody wins. One time, I didn’t even have to hold an open house for an apartment, MBHP responded so quickly it saved me those steps. MBHP is good to work with, it’s relatively easy to figure out who to speak with for questions. They hold training events for landlords that are very good. It’s comforting that there’s a place like MBHP behind the tenants so that I can go to someone with questions if I need to.”

HOME MODIFICATION LOAN PROGRAM
Through the Home Modification Loan Program, homeowners and landlords can apply for no- or low-interest loans to make homes more accessible for people with mobility issues.

KEEPING HOMES SAFE
MBHP’s Inspection Services team makes sure that apartments rented by tenants with Section 8 vouchers meet all state and federal health and safety standards.

GOING DIGITAL
In 2012, MBHP inspectors began using tablet computers to complete inspection reports in the field. Since then, we have been improving our system based on feedback from property owners to standardize our forms, making the reports easier to read and understand. The new system has minimized the amount of time needed to process paperwork, and the instant access to reports and files allows office-based staff members to respond to questions, concerns, or complaints without having to disrupt inspectors in the field, increasing their productivity. MBHP inspectors have increased the number of inspections we conduct annually by more than 1,000. We have also begun providing technical assistance to other regional administering agencies so that this system can be implemented across the state.

MBHP Inspector Mayungbe Adeniyi uses a tablet to file his inspection report.
In Fiscal Year 2015, MBHP...

Got people the **ANSWERS** they needed

- Responded to **9,213** phone and email requests, and **3,351** walk-ins.
- **7,007** clients received brief counseling services.
- Held **503** client meetings in the community.
- Led more than **120** workshops, training more than **1,100** tenants, property owners, and service providers.
- Responded to **261** fair housing complaints.

Made rent more **AFFORDABLE**

- Administered rental assistance for more than **9,305** households
- This included **6,518** Section 8 vouchers
- and more than **1,605** MRVPs

Helped people get **MONEY** to **REMAIN HOUSED** or **FIND NEW HOMES**

- **RAFT**: $2,773,436 to **1,001** families
- **Emergency Assistance Funding**: $36,900 to **53** households

**KEPT PEOPLE SAFELY AND STABLY HOUSED**

- People with hoarding aided in avoiding eviction by living in cleaner homes.
- High-needs clients aided in being housed, and given access to health, legal, and other services.
- **Number of home modification loans closed to a total of $582,499.**
- **Homes inspected.**

GAVE CLIENTS THE TOOLS TO BUILD **THEIR ASSETS**

- **50** graduates from our Family Self-Sufficiency Program – largest graduating class ever!
- **$24,560** Avg. EARNINGS INCREASE of FSS participants
- **84 Secure Jobs enrollments**
- **51** job placements
FOUNDERS CELEBRATION
The seventh annual Founders Celebration took place on November 12, 2014. The event raised nearly $210,000 for MBHP’s work, more than any previous Founders Celebration, thanks to the leadership of our event chair Robert Gallery, Massachusetts President of Bank of America, and the rest of the Leadership Committee.

The 2014 Founders Celebration honorees included:

- Paul Grogan, President and Chief Executive Officer, The Boston Foundation
- Pam Jones, former Director of Policy & Planning, Boston Public Health Commission
- Willie Jones, former Senior Vice President, The Community Builders
- Sheila Dillon, director of the City of Boston Department of Neighborhood Development, was presented with the Lowell Richards Award

Below: Honorees (L-R) Paul Grogan, Sheila Dillon, Pam Jones, and Willie Jones at the Seventh Annual Founders Celebration

STAYING CONNECTED:
THE BOSTON FOUNDATION
In 2015, in celebration of their centennial, The Boston Foundation recognized organizations for which they were “There at the Beginning.” One such organization was the Boston Housing Partnership (BHP), in which leaders from the business, community, and public sectors convened to address the shortage of affordable housing in Boston. The Boston Foundation was among the first to support BHP with a major grant in 1983. Six years later, BHP merged with Metropolitan Housing, Inc. to form MBHP.

Paul Grogan, who headed Boston’s neighborhood revitalization efforts, had a key role in establishing BHP, petitioning Mayor Kevin White directly to support the creation of the partnership. MBHP honored Grogan, now the foundation’s president and chief executive officer, at the 2014 Founders Celebration. That year also marked the end of a five-year grant from The Boston Foundation to support expansion of our Family Self-Sufficiency Program in the Fairmount Corridor. By the end of the grant period, the combined annual earnings of FSS participants in the Fairmount Corridor exceeded $3.3 million, surpassing the goal of $1 million set in the first year of the grant.

Now, MBHP is proud to be a part of The Boston Foundation’s new Health Starts at Home initiative, partnering with CONNECT and Massachusetts General Hospital’s Chelsea HealthCare Center on a program to improve the health outcomes for children in housing-insecure families. And in May 2015, MBHP was selected as the lead agency to partner with Urban Edge and Boston Health Care for the Homeless Program to develop a model to connect homeless families placed in motels with health care resources, both during their stay at the motel and as they transition into their permanent homes.
**BOARD ENGAGEMENT**

MBHP is fortunate to have a very active board of directors that is involved in a variety of ways. Our Program Committee set a clear direction for the newly created Housing Matters Forum Series. The Real Estate Committee was hard at work finding a new home for the organization's pending relocation. And, once again, MBHP received gifts from 100 percent of our board of directors.

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**OPERATING BUDGET**

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<td>Excess/(Deficit)</td>
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*Does not include funds which are passed on as rental assistance payments or direct client support.

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**BOSTON MARATHON PROGRAM**

For the ninth year running, thanks to the John Hancock Boston Marathon Nonprofit program, a team of volunteers ran the Boston Marathon while raising funds and awareness for MBHP. All five runners crossed the finish line, raising nearly $42,000 for MBHP. Rus Lodi set a Team MBHP record, raising more than $12,900!

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**LOWELL RICHARDS FELLOWSHIP**

The Lowell Richards Fellowship for Leadership and Public Service honors the legacy of MBHP's long-time board co-chair who passed away unexpectedly in 2012. This year, thanks to the generosity of our donors, MBHP named Terra Richards (no relation) as the Lowell Richards Fellow. A participant of MBHP's Family Self-Sufficiency Program, Terra spent eight weeks working at DREAM, a nonprofit that was close to Lowell's heart. She was recently hired as a special education teacher by Boston Public Schools and continues to work toward her master's degree at Cambridge College. Terra is a mother of three and an advocate for families with special needs children.

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**MARATHON CELEBRATION**

On April 30, MBHP held our second annual Marathon Celebration. MBHP staff, supporters, and friends came together to celebrate our runners and all the donors who supported them. The event was hosted by John Hancock at District Hall, their new gathering space in the Seaport District.

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**Above:** Team MBHP 2015 members Trang Pham, Elizabeth Duclos-Orsello, Rus Lodi, Heidi Porter, and MBHP RAFT Manager Amy Mullen

**Center:** MBHP staff members volunteered as support staff at the 2015 Marathon Celebration.

**Left:** Lowell Richards Fellow Terra Richards with Governor Charlie Baker at a DREAM event.
FISCAL YEAR 2015 CONTRIBUTORS

FOUNDATIONS
$75,000+
- Bank of America Charitable Foundation, Inc.
- The Boston Foundation
- Oak Foundation
- State Street Foundation, Inc.
$20,000–$74,999
- Citi Foundation
- Anonymous funder
$10,000–$19,999
- Citizens Bank Foundation
- Foote Richards Foundation
- Linde Family Foundation
- Procter and Gamble Corporate Giving Fund
- United Way of Massachusetts Bay and Merrimack Valley
$5,000–$9,999
- Blue Hills Bank Charitable Foundation
- Lawrence Model Lodging Houses Trust
- People's United Community Foundation
- Sailors' Snug Harbor of Boston
- Santander Bank Foundation
- TD Charitable Foundation
$2,000–$4,999
- Glendon/Tung Fund
- Vincent Mulford Foundation
$750–$1,999
- Cambridge Community Foundation
- David and Judith Ogden Charitable Fund
$250–$749
- Klein Schottenfels Fund
- The Snyder Family Fund
$50–$99
- Mark and Lori Anderson Charitable Fund
- Tufts Health Plan Foundation

CONTRIBUTIONS
- AIDS Action Committee
- Boston Housing Authority
- Burlington Vermont Housing Authority
- Cambridge Council on Aging
- City of Boston, Department of Neighborhood Development
- City of Cambridge Community Economic Development Assistance Corporation
- Compass Community Capital
- Compass Working Capital
- Department of Housing and Community Development CSBG Special Project
- Executive Office of Health and Human Services
- Family to Family
- HAP Housing
- HomeStart

Housing Partnership Network
Jewish Vocational Service
Justice Resource Institute
Mary's House Family Shelter
Massachusetts Department of Housing and Community Development
The Massachusetts Housing and Shelter Alliance
MassHousing
Pine Street Inn
San Francisco Department of Aging and Adult Services
Samaritan House
Sail Row Housing Trust
Towns of Bedford and Burlington

YWCA

CORPORATIONS
$20,000–$74,999
- State Street Corporation

$5,000–$9,999
- Beacon Communities LLC
- Boston Private Bank & Trust Company
- Eastern Bank
- Hill Holliday
- Krokidas & Bluestein LLP
- Masiyiwa Properties, Inc.
- MassHousing
- Massachusetts Convention Center Authority
- Massachusetts Port Authority
- NEA General Contracting
- Peabody Properties, Inc.
- Startec

$2,000–$4,999
- AFL-CIO Housing Investment Trust
- Bank of America Merrill Lynch
- Bargain Discount Markets, Inc. (BD’s)
- The Community Builders, Inc.
- John Hancock Financial Services
- Klein Hornig LLP
- Locke Lord Edwards LLP
- Massachusetts Housing Investment Corporation
- New England Development Planning Office for Urban Affairs
- Robert L. Beal/Related Beal
- The TJX Foundation, Inc.
- Tracker Systems Inc.
- Walker & Dunlop LLC
- WinCompanies

MATCHING GIFTS
- Bank of America Foundation
- The Boston Foundation
- Citibank
- Citizens Bank Foundation
- City Year
- Citizens Financial Group
- Compass Capital
- Community Economic Development Assistance Corporation
- Corcoran Jenkinson Companies
- Daniel Dennis & Company LLP
- Digitz
- Federal Home Loan Bank of Boston
- Greater Boston Chamber of Commerce
- Gerry Leone Committee
- Integrity Movers LLC
- MassDevelopment
- Nixon Peabody LLP
- Nathan Sheehan Patten LLP
- Reppart Real Estate Investment Advisors, LLC
- The Schoeller Companies
- Viva Consulting
- Weber Schmidt

$250–$749
- Action for Boston Neighborhood Development
- Burns & Levinson Staff "Jeans Day"
- Boston Public Health Commission
- Brookline Bank
- City of Boston Credit Union
- City Realty Group CRM Property Management Corp
- Codman Square Neighborhood Development Corporation
- Concord Square Planning & Development, Inc.
- Davis Square Architects
- Housing Partners, Inc.
- Investment Technology Group
- Jewish Community Housing for the Elderly
- Jewish Vocational Service
- John B. Cruz Construction Co., Inc.
- Leader Bank
- Local Initiatives Support Corporation
- National Development
- The Neighborhood Developers
- Recap Real Estate Advisors
- Solomon McCown & Co., Inc.
- Traggoth Companies
- United Benefit Services
- Uille Inc.
- Winer-Hale

$100–$249
- Camp Hawkeye
- CBIZ Primary Care
- Constructive Advisors
- FamilyAid Boston
- HAP Housing
- Salem State University
- Shavel & Krems LLP
- Vinfen

$750–$1,999
- Patrick D. Cantelli
- Lynda Downie and John Francis
- William S. Edgerly
- Joel Feinberg
- Janet and Michael Frazier
- Cynthia Laccasse and Samuel Ogden
- Thomas M. Menino
- Heidi Laine Porter
- Esther Scholoff and Joseph A. Hunter
- Weber Schmidt
- Donald E. Vaughan

$250–$749
- Guillaume Aersens
- Katharine E. Bachman
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- Kevin Boyle
- Peggy Brown
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- Sidney Clokest Moody
- Tim H. Davis
- Steven Farrell and Todd Robinson
- Donna Haig Friedman
- Elizabeth Gruber and Rus Lodi
- Gary and Vicki Henderson
- Susan Horsent
- Mary Jo Kane and Shannon McCarthy
- Miriam and Ruben Kantor
- Stephen L. Kauter and Lisa H. Howe
- James G. Keefe
- Langley C. Keyses
- David Koven and Diane Gordon
- Tony Saunders Lane
- Mr. and Mrs. Michael A. Lee
- Carlo Lodi
- Mary Anne Morrison
- Laura Mullen
- Peter and Nora Mullen
- Susan Noah
- Christopher T. Norris and Drew Bartley
- Vincent O'Donnell
- Thomas P. O'Neill III
- Jeffrey Packard
- Trang Pham
- Josh Posner
- Town Manager Richard T. Reed
- Robert Rivers
- David Rockwell
- Robert Rubin
-Rev. Anne Rousseau and Nancy Sabelski
- James and Shannon Silvestri
- Marc Slottnick
- Claire and Gerald Sneirson
- Gail Steketee
- Mathew Thall
- Kathleen Tullberg
- Konstantin Tyurin
- Robert B. Whittesey

$100–$249
- Susan Aboodare and Christopher Bckens
- Nader Acevedo
- Mona Al-Abadi
- Fran and Cindy Allen
- Ashley Ansell

$20,000–$74,999
- Steven J. Riff

$2,000–$4,999
- Donald Conover
- Peter Munkinkenbeck