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FROM THE DIRECTOR



Phedra Elliott — Executive Director

Dear Friends,

Since the beginning of 2019, there have been as many as eight phone calls per day from people experiencing housing instability. As the need for affordable housing continues to grow on Bainbridge Island, we are looking ahead to a number of opportunities to expand our work in the community.

This year we are working on exciting projects that will help us create and maintain more affordable housing on Bainbridge Island. We are focused on collaborating with the City to develop the Suzuki Property to ensure that we can maximize the number of affordable units built. This project has an enormous potential to highlight our community's leadership in, and commitment to, serving both low-income households and those overburdened by housing costs.

I am also excited about opportunities to expand our community land trust model in scattered home sites around Bainbridge Island that will further provide low-cost options for homeownership. These homes will blend seamlessly with surrounding Island homes. For our older and disabled neighbors, we plan to expand our Independent Living Program, which has successfully addressed the needs of dozens of people by making health and safety modifications in their homes. Expansion of this program will allow more people to remain in their homes, thus improving their overall quality of life.

As we move into Spring, the conversation about affordable housing on Bainbridge Island continues. We at HRB are committed to leading those discussions in order to preserve the diversity and vitality of this special place. I am incredibly grateful for all of your support in 2018, and hope that you will join us as we continue to grow and work to create a community where there are affordable homes for all.

With deep gratitude,

Phedra Elliott

Phedra Elliott
Executive Director

IN THIS ISSUE

- Director's Letter
- HRB Timeline
- Chairman's Letter
- Strategic Plan
- Rental Stock
- Social Media

HRB STAFF AND BOARD MEMBERS

HRB STAFF

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Dear Supporters,

Thank you for your support and advocacy for the affordable housing cause on Bainbridge Island.



Linda M. Lincoln

As a representative of an employer on Bainbridge Island, I can speak to the issues of affordable housing from the perspective of someone who continues to be challenged with employee turnover (like many businesses on Bainbridge.) There are two main reasons why workers change jobs: 1 - the daily commute to Bainbridge Island, and 2 - the lack of affordable housing. The stress on the employee is sufficient enough to make the hard decision to leave a good job. As a community, we should take into consideration the lack of affordability and how it impacts the daily lives of all segments of society.

I recently heard a term that continues to resonate with me – “the Agate Pass Bridge is the service entrance to Bainbridge Island.” Apparently this is a common phrase to most people, however, I was a bit shocked and concerned when I heard it; shocked that we even had such a phase in our consciousness, and concerned that more has not been done to effect change. We at Housing Resources Bainbridge work hard to promote the mission “to preserve the diversity and vitality of Bainbridge Island by providing and maintaining affordable housing opportunities in the community.” We have several projects which are on the cusp of providing more affordable housing on Bainbridge. We need your help to bring these projects to fruition. I hope you will join us!

Best regards,

Linda M. Lincoln
Chair of the Board of Directors

We added more housing to our rental stock



David Cohen, Village Home

When our property Village Home was built in the early 1990’s the zoning in place at the time only allowed for eleven residential units. Since that time zoning requirements have changed in that area of Winslow. The owner of the lone second floor commercial unit converted it to residential use in 2014. When that owner decided to sell, he came to HRB first. It made sense that HRB should own all the residential units at that location (The ground floor commercial units are individually owned.) After agreeing to the terms, the deal was complete. HRB is now the proud owner of all twelve residential units at Village Home and we are proud that we can offer another unit to income-qualified renters. Every unit counts – especially to the tenants.



A new strategic plan



HRB board, staff and facilitator at HeyDay Farms

Much has changed on Bainbridge Island in the past ten years, particularly with respect to the availability and demand for affordable housing. In order to guide HRB to address these challenges, and build on its success in preserving the diversity and vitality of Bainbridge Island, we set four strategic goals for 2018 – 2020. Over the course of two days at Heyday Farm, our dedicated board, staff, and talented facilitator developed the HRB Strategic Plan and a roadmap to guide the organization into the future. We affirmed the shared values that will move the organization forward as we prioritized the following goals:

- Advocate for affordable housing in the City of Bainbridge Island
- Increase the affordable housing inventory we own and manage
 - Expand our independent living program
 - Increase outreach and visibility for our organization

We also developed a Strategy Screen that will help us evaluate future projects presented to HRB and how they might fit those values and goals. You can read the plan on our website.

Throughout the month of January, we developed a series of “wish lists” that were shared on social media with our followers. The wish lists were meant to highlight some of our goals for the year and how each of the various groups can play an important role in helping us achieve our vision. Our wish lists include:

FOR BAINBRIDGE ISLAND:

We wish for more diversity – more opportunity, especially for our kids, to learn from different cultures, upbringings, and ways of looking at the world.



FOR OUR DONORS:

We want you to know how incredibly grateful we are for all that you do. Bainbridge is a more inclusive, better functioning community because of you.



FOR OUR RESIDENTS:

We wish that each and every HRB resident will be an actively contributing member of the Bainbridge community.



FOR OUR ADVOCATES:

If you believe in the need for affordable housing, we invite you to join us to create a network of 100+ residents to advocate on behalf of affordable housing.



If you would like to see more of our 2019 Wish Lists, follow and like us on Facebook and Instagram.

HRB
THROUGH
THE YEARS

1989

Twelve Bainbridge Islanders start Housing Resources Board and HRB was launched

1992

Built Island Home, the first ten affordable rental apartments on the island

2000

Launched Independent Living Program for Seniors

2004

Built Janet West Home, adding nine more affordable rental apartments

2007

HRB became a Community Land Trust (building affordable homes for purchase)

2008

HRB receives Ferncliff land donation from Lois and King Curtis

2013

24 families move in to Ferncliff Village - Phase I

2017

Ferncliff Village Phase II is completed with 16 more more homes added

2018

HRB launches a new Strategic Plan and raises a record \$132,000 at its annual fundraising breakfast

2019

HRB turns 30!