



**2017**  
**Rebuilding Together  
Philadelphia**  
ANNUAL REPORT  
JULY 1, 2016 - JUNE 30, 2017







*Dear Friends of Rebuilding Together Philadelphia,*

**What a terrific year for Rebuilding Together Philadelphia! A few of RTP's successes we particularly want to highlight:**

**Vo-Tech in the House!** is the first new program that RTP has launched since our inception in 1988. Vocational students from the A. Philip Randolph Career and Technical High School put their classroom skills to work to repair homes for vulnerable seniors. The program has a two-fold purpose: to give students real world construction experience and to help elderly homeowners age in place.

Also this year, RTP received the largest grant in its history (\$650,000 from the Federal Home Loan Bank of Pittsburgh). With your support, RTP expanded the depth of our work in each home to complete more of the 25 Health and Safety Goals that guide our work toward a safe and healthy home for everyone.

Thanks so much to all of you — our devoted volunteers, generous supporters, dedicated Board of Directors, passionate staff and welcoming homeowners — for supporting our vision in which all Philadelphia homeowners live in a safe and healthy home.

See you on the block!

With gratitude,

**Stefanie Fleischer Seldin**  
EXECUTIVE DIRECTOR

**Peter D. Hardy**  
PRESIDENT, BOARD OF DIRECTORS

**“OUR VISION IS A  
SAFE AND HEALTHY  
HOME FOR EVERY  
PERSON.”**





## WHY RTP?

SINCE 1988 RTP, HAS SERVED **1,523 HOMEOWNERS** IN PHILADELPHIA.

*Rebuilding Together Philadelphia revitalizes communities by transforming vulnerable houses into safe, healthy and energy-efficient homes.* Each year, RTP mobilizes 1,200 volunteers and contractors to provide free safe and healthy home repairs for 100 homeowners. We could not do our work without our amazing volunteers.

### PROGRAM IMPACT IN ONE YEAR—JULY 1, 2016 THROUGH JUNE 30, 2017



HOMEOWNER PROJECTS  
79



COMMUNITY CENTERS  
2



GARDENS/LOTS  
1

#### SERVED BY



VOLUNTEERS  
1,188



VOLUNTEER HOURS  
9,070

TOTAL VOLUNTEER VALUE \$366,332

TOTAL VALUE OF RTP REPAIRS \$1,774,354



PRIMARY PROGRAMS



# RTP BLOCK

# BUILD PROGRAM

NATIONAL DATA INDICATE THAT AT LEAST **30 MILLION HOMES** HAVE ONE OR MORE HEALTH HAZARDS PRESENT.

## RTP BLOCK BUILD PROGRAM

RTP executes three Block Builds a year in April, June and October. This past fiscal year our Block Builds included the neighborhoods of Belmont, Eastern North and West Oak Lane. Each Block Build is two or three rebuilding days that utilize between 100 and 250 volunteers, neighbors, and homeowners per day to repair 10 to 30 clustered homes in a targeted neighborhood. Thanks to our volunteers, we have an unmatched cost effectiveness in making our community's housing safer and healthier. This year volunteers contributed over **9,000 hours** of time to low-income homeowners in Philadelphia.



**Our volunteer time is valued at \$360,000 per year**



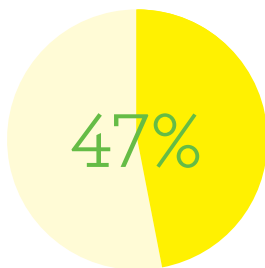




# VO-TECH IN THE HOUSE! PROGRAM

EVERY YEAR, VO-TECH IN THE HOUSE! SERVES **25 HOMEOWNERS** AGE 62 OR OLDER. THE AVERAGE ANNUAL INCOME OF THOSE HOUSEHOLDS IS \$17,321.

In January 2017, RTP introduced the Vo-Tech in the House! program. This program allows vocational students to put their classroom skills to work repairing homes for seniors. Throughout the year, high school students provide essential plumbing, electrical, masonry and carpentry repairs learned in their construction curriculum. Additionally, students focus on aging-in-place improvements for elderly homeowners, such as grab bar and handrail installation, removal of old carpet and tripping hazards such as damaged stairs.



OF ALL RTP HOMEOWNERS ARE 65 OR OLDER







72% OF RTP  
HOMEOWNERS  
ARE WOMEN.

## Homeowner Story: Helen Smith

*Helen Smith, 81, has been living in her home on North Fairhill Street for over 40 years. Ms. Smith lives with her great-grandson, Devine, who suffers from severe asthma.*

The week leading up to the October Block Build, Devine was hospitalized twice for asthma. RTP's health repairs could not have come soon enough for them. Ms. Smith had been waiting over 25 years to make repairs to her home. RTP volunteers took out old dusty carpets that collect asthma triggers like dust and pet dander and put in vinyl flooring. RTP volunteers installed grab bars so that Ms. Smith can easily get in and out of her bathtub. After RTP completed the repairs, Helen Smith said, ***"These repairs will allow me to remain in my home and be independent. It made me feel good that people would be willing to take time out of their day and work on my home. I felt proud and inspired."***







## OUR RESULTS &

# HOMEOWNER IMPACT

RTP surveys selected homeowners before and after rebuilding days to measure the extent of our impact. Our surveys show that post-build, 95% of homeowners indicate they now have the ability to maintain their homes, and 90% of elderly homeowners report that they are more stable and secure against falls in their home.

### THE FOLLOWING 25 HEALTH AND SAFETY PRIORITIES GUIDE THE DESIGN OF RTP REPAIRS:

- 1 The homeowner has safe ingress and egress to the home
- 2 The roof is watertight
- 3 Rainwater is effectively shed and directed away from the structure
- 4 Exterior walls have no gaps, cracks or holes larger than 1/8 inch
- 5 Windows and exterior doors open and close, lock securely and seal well
- 6 Home is free of live infestation of pests, and sources of attraction are removed
- 7 The numerals in the property's street address are clearly visible from the street
- 8 Working smoke detector is on each floor and in or near bedrooms to meet code
- 9 A working CO detector protects home with gas appliances or attached garage
- 10 A currently dated Class ABC fire extinguisher is available in or near the kitchen
- 11 Water heaters, furnaces and space heaters that produce CO exhaust outside
- 12 No known electrical hazards are present, and kitchens and baths have GFCIs
- 13 The homeowner has access to a working water heater, refrigerator and range
- 14 The kitchen and bathrooms have an exhaust fan vented outside
- 15 The homeowner has access to a working sink, toilet and bathtub or shower
- 16 Modifications to toilets and tubs assist those who need help
- 17 Grab bars are strategically placed for those at risk of falls
- 18 Stairs and steps have secure handrails that meet occupants' needs
- 19 Main rooms and stairs are free of tripping hazards
- 20 Old, filthy carpeting has been replaced, preferably with durable flooring
- 21 Clothes dryer, if present, vents outside with metal duct and unobstructed airflow
- 22 The homeowner can maintain the interior temperature in a comfortable range
- 23 Main rooms and stairs have adequate lighting for occupants to move safely
- 24 Interior paint and wall covering is intact
- 25 The home is free of active water leaks and serious moisture problems





### RUN TO REBUILD 5K/2 MILE WALK

Over 450 runners/walkers/cheerleaders celebrated our finish line – a safe and healthy home for every person — at the 7th annual Run to Rebuild on May 20th on Forbidden Drive in Fairmount Park. We raised more than \$34,000 in net proceeds. Ernestine Brown, a homeowner helped by RTP in April, spoke with tears in her eyes of the positive outcomes that RTP’s repairs have had on her and her neighbors’ homes in Belmont. We look forward to the 8th annual event on May 19th, 2018.



### HEALTHY COMMUNITIES

In between Block Builds, Rebuilding Together Philadelphia made improvements to two nonprofit agencies. This year, RTP worked with Comcast for their Cares Day at the Shane Victorino Nicetown Boys & Girls Club, which focuses on youth guidance and development. On MLK Day, RTP volunteers worked at El Centro de Estudiantes, a successful alternative high school in the Kensington neighborhood of North Philadelphia. El Centro serves 200 students who are over-age, under-credited, and about two years “off track.”





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THIS PAST YEAR,  
**65%** OF THE HOMES  
RTP REPAIRED  
HAD A RESIDENT  
WITH A PHYSICAL  
DISABILITY OR  
MEDICAL HARDSHIP.

## Homeowner Story: Ernestine Brown

*"The RTP volunteers gave me hope; they showed our neighborhood that there are so many people that truly care."*

Ernestine Brown has been in her home on Ogden Street for 34 years. She suffers from mobility issues associated with back and hip injuries, asthma, emphysema, and COPD. Ernestine leads her neighborhood in working together to promote a clean, healthy environment — regularly sweeping the streets and maintaining and rehabbing a vacant lot with the help of their community group. During our spring Block Build, RTP volunteers made free, safe and healthy home repairs that included mobility modifications so Ernestine can complete daily tasks; installation of vinyl flooring after ripping out old and dusty carpet; replacement of a leaky new roof; and replacement of a rear exterior door that was difficult to lock.

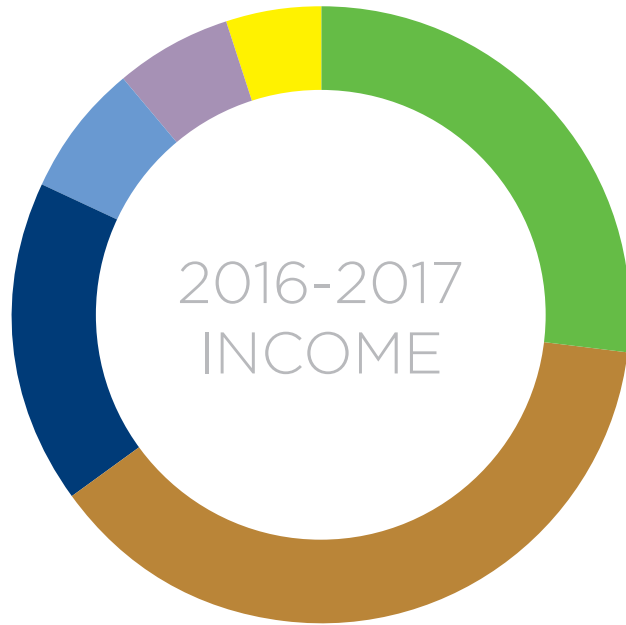




# STATEMENT OF FINANCIALS

## 2016-2017 SUPPORT AND REVENUE

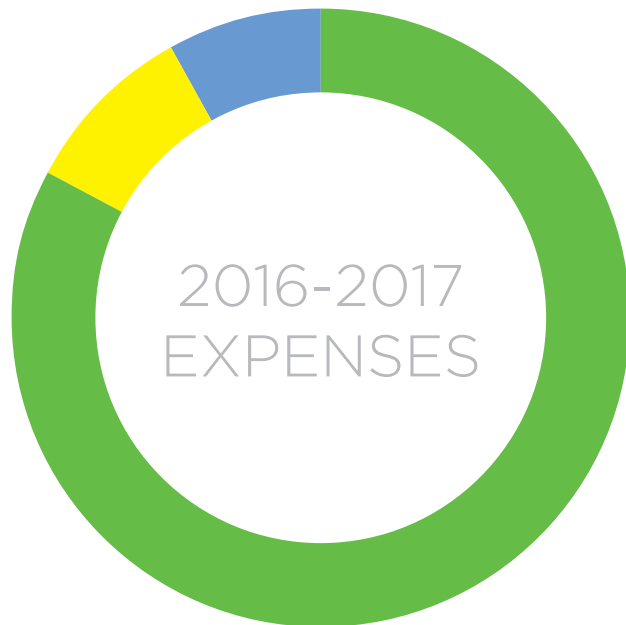
Grants and Contributions	\$796,861
Fundraising events	\$52,916
Less: Cost of Direct Donor Benefits	-\$5,852
Interest Income	\$21,404
Contributed services and supplies	\$309,725
<b>TOTAL SUPPORT AND REVENUE</b>	<b>\$1,175,054</b>



- Donated Skilled Labor **27%**
- Corporate **38%**
- Foundations/Trusts **17%**
- Faith Based/Not for Profit **7%**
- Individuals **6%**
- Events **5%**

## 2016-2017 EXPENSES

Program Services	\$924,894
Management and General	\$102,185
Fundraising	\$91,855
<b>TOTAL EXPENSES</b>	<b>\$1,118,934</b>



- Program Services **83%**
- Management and General **9%**
- Fundraising **8%**



# SPONSORS/PARTNERS

Many thanks to our 2016-2017 supporters! With all of your support we helped 79 homeowners and 2 community-based organizations.

## **CIVIC BUILDER** **\$50K+**

Federal Home Loan Bank of Pittsburgh  
Philadelphia Housing Development Corporation (PHDC) (In Kind)  
The Lenfest Foundation\*

## **COMMUNITY BUILDER** **35K TO 50K**

Dechert LLP (In Kind)  
Philadelphia LISC  
Wells Fargo Housing Foundation\*

## **BLOCK BUILDER** **20K TO 35K**

PNC Foundation\*  
The Philadelphia Foundation  
The Wharton School of the University of Pennsylvania\*

## **HOME BUILDER** **10K TO 20K**

Robert Bellinger and Natalie Wilensky\*  
Booz Allen Hamilton\*  
Drexel University\*  
PennFIRST (LF Driscoll)\*  
Fineman, Krekstein & Harris PC\*  
HGTV & DIY Network\*  
Hunter Roberts\*  
Independence Blue Cross\*  
Lincoln Financial Foundation\*  
Lowe's  
Patricia Kind Family Foundation  
Peter Hardy & Nina Rivera\*  
Pfizer  
Resource Real Estate, Inc.\*  
The Transition Network  
Philadelphia Giving Circle  
Fund of The Philadelphia Foundation

## **MAJOR DONOR** **1K TO 10K**

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Mary and Keith Crawford

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Kiera Townsend  
Bob Traverse  
Bill Wilken

Annabella Wood  
Wrap That Car  
Sebastian Zawierucha  
Jim Zimak

## **COMMUNITY BASED PARTNERS**

Asociación Puertorriqueños en Marcha for Everyone  
El Centro de Estudiantes  
People's Emergency Center  
Shane Victorino Nicetown Boys & Girls Club  
The Office of State Representative Isabella Fitzgerald

## **VOLUNTEER GROUPS**

A. Philip Randolph Career and Technical High School  
City Council  
Edison/Fareira High School  
Glen Gery  
In Memory of Joseph Albert Rizzo  
Leadership Philadelphia Junto 10  
Lower Moreland High School SADD  
Neshaminy-Warwick Presbyterian Church Group  
Old Saint Joseph's Catholic Church  
Penn Design  
Phi Beta Sigma Fraternity, Inc.  
Project WoW  
Unitarian Society of Germantown

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\* Indicates volunteer support in addition





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