

COMAL COUNTY HABITAT FOR HUMANITY

IMPACT

REPORT 2018/2019



Building Homes, Communities & Hope

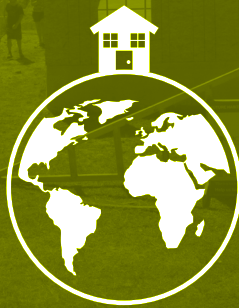
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Our Mission

Seeking to put God's love into action,
Habitat for Humanity brings
people together to build
homes, communities and hope.



Our Vision

A world where everyone has a
decent place to live.

Cover Photo: Brianna, Habitat Homebuyer Nilda's daughter

Background photos: Home build sites of Stephenie's Habitat home and Milad and Nuria's Habitat home



Mission Principles

1. Demonstrate the love of Jesus Christ.
2. Focus on shelter.
3. Advocate for affordable housing.
4. Promote dignity and hope.
5. Support sustainable and transformational development.



A Journey of HOMEOWNERSHIP

Leesa's journey to homeownership was a long and rocky road. In 1993, she found herself homeless with three young children. Her ex-husband was not paying child support and was suing for custody of the children. Longtime Habitat advocate Brenda Chapman, a new lawyer at the time, helped Leesa fight and win the legal battle allowing her to get back on her feet again.

A year later, Leesa learned of Comal County Habitat for Humanity's Home Program through her church and decided to apply. Her family was chosen to be the affiliate's second house. Leesa and her children moved into their home in 1995.

The local newspaper New Braunfels Herald Zeitung ran several stories beginning with the ground breaking in March of 1995 to the final dedication in July of the same year. With headlines like "Assistance With a Meaning" and "A New Start" Comal County Habitat for Humanity made its mark in the community as a hand up for deserving families. Leesa's story was also featured in the April 1996 publication of "Habitat World."

For more than 20 years, Leesa made her monthly mortgage payment to Comal County Habitat for Humanity. In February of 2019 she came in and asked for the pay-off amount.

**One year earlier than scheduled,
Leesa paid off her home!**

Even though the road may have been rough along the way, Leesa is a happy and positive person.





Dedication & Celebration of Successful Homeownership

On June 8th, Comal County Habitat for Humanity partner families, volunteers, home sponsors and other members of our community had the chance to celebrate homeownership in all of its phases.

We celebrated the homeownership process and success of five total families with the mortgage payoff of Habitat homeowner Tina Barcenas and Habitat homeowner Leesa Burgess (see page 4 for Leesa's story), the construction of Habitat homebuyer Stephenie's family home and Habitat homebuyer Milad and Nuria's family home and the dedication of Mike, Edith, Gabby and Gabriel's Habitat home.

Leesa Burgess' home was the second Habitat home to ever be built in Comal County. Leesa paid her monthly mortgage on time every single month and never missed a single payment. Tina Barcenas' story is similar - she never missed a payment on her home and even made extra payments to pay it off a year earlier than planned. During the Dedication and Celebration of Successful Homeownership, the community celebrated both Leesa and Tina's monumental achievements by burning a paper copy of their mortgages, signifying an end to one journey and the beginning of another as individually successful homeowners.

“This door... we'll never have to put a blanket on it when wintertime comes. All the windows... the glasses aren't broken, the screens aren't torn. There's no leak in the roof. It's home. It's gonna be our home forever. And I'm grateful. You gave us life.”

- Edith, Habitat Homeowner

Following the mortgage burning, we joined Mike, Edith, Gabby and Gabriel in welcoming the community into their newly finished Habitat home. After the completion of homebuyer education classes, construction selections, sweat equity hours, down payments and construction, Mike and Edith's dream of homeownership became a reality.

no place like home



Martha & Mariah are home.

In September of 2018, Martha and her daughter, Mariah, moved into their new Habitat home. We had the chance to catch up with them as they reflected on the changes and growth they've experienced since their journey through Comal County Habitat's home program began.

"The first emotions that we had (after moving in) we were a little bit scared," Martha said. "We got comfortable because we were like watching TV and we do a lot of cuddling now and we make dinner and sit at the table and pray over our food... It was very emotional though because it was hard to leave her grandparents, my parents... but it was very homey too because we moved in and within days all my furniture arrived and it was our home, so we were just comfortable and we learned together."

"I was living with my parents and me and Mariah were sharing a room and we were all sharing one bathroom. That was the biggest struggle," Martha said. "It's just a little bit different now, being a little more independent, having a little more privacy and a little bit more mother-daughter time."

One of the biggest changes since moving in to their new home has been the improvement in their relationship as mother and daughter.

"We're more like sisters now because we get along better. Before I had the grandma there too to help us out

and she was kinda raising both of us at the same time. And now we know our roles and we get along better," Martha said. "It's a lot better between us because she's like my little partner you know, so she does her share of cleaning and we help each other cook and it's just a lot different. It's now all on me or us."

Martha and Mariah admitted that they each had different favorite rooms of their home – Martha's being the living room for quality time with Mariah, and Mariah's favorite room being her new playroom.

"Friday nights or Saturday nights it's movie nights so we rent a movie or watch a movie on TV and get snacks and talk about our week and see what we're gonna do for the weekend, us two. M&M," Martha said.

"(My favorite room is) my playroom because when (my friends) come I get to play with them," Mariah added. Martha and Mariah talked about their favorite memory in their home so far – Christmas cookies, cocoa and decorating the tree together.

"We were putting up the Christmas tree and I was about to put on a little ornament and I started crying because this is our home and that we're just together," Mariah said.

"We had hot cocoa and cookies and had the music going and did our nails," Martha added. "But when

we were putting up the Christmas tree and she was putting them (the ornaments) on and we were just kinda dancing around and then it just kind of hit me that this was our Christmas tree. It was our first Christmas tree that we put up, cause we've always been with either my sister or my parents and my dad would put it up and Mariah would kind of help out but it was more their thing, you know? So we did it the way we wanted to and bought all the ornaments and it was just the beginning... our first real holiday here."

When asked what they thought about Habitat's work, Martha expressed her appreciation for the program and volunteers that built her home alongside her.

"They (Habitat) give a lot of hope," Martha said. "They give a future to parents like me that were kinda on the fence you know, didn't make enough to buy the home of our dreams but made enough not to get any assistance, so they give you that push. It's a great thing for all the volunteers to help out people they don't even know... to help us to get what's now the house of our dreams."

"It's our safe place. Our comfort zone. It's our home.

Without them (volunteers) I would still be with my parents and wouldn't have the better relationship that I think we have now."

Martha reflected on her growth as a person throughout the partnership with Comal County Habitat.

**...then it hit me, this was
our Christmas tree,
our first Christmas tree...**

"I'm a little bit more responsible than I was," Martha laughed. "I was always leaning on my parents for a lot of things and now that I have to do everything myself I appreciate them a whole lot more. I appreciate Habitat for doing

everything from bottom to top. Just seeing all the hard work that went into it and doing it too, you know it makes it that more special."

Mariah added, "And my mom worked really hard for us to have things that we didn't before."

Martha closed with what she feels best described her and Mariah's journey of growth and change as a family in their Habitat home.

"We feel blessed," Martha said. "Simple as that. We feel blessed."



**Everyone needs a strong roof
to protect their dreams.**

Habitat for Humanity



Gabriella's Family



Mario & Norma's Family



Nilda's Family

I AM GOING TO BUY A HOME



Gary's Family



Ashley, Father Jose & Family



Crystal, Mom Juanita & Family

On December 2, 2018, Comal County Habitat for Humanity brought six families together to announce that they were accepted into our Home Program. Each family was nominated to join our Home Program by our Homebuyer Nominating Committee, who looks for three key things: need for affordable housing, ability to pay an affordable mortgage, and willingness to partner.

"Getting to tell our families that they have been accepted into the Home Program is one of my favorite parts of my job," said Home Program Coordinator Denise Farias. "To be a part of that life changing moment is so gratifying."

Upon receiving the news, new Homebuyer Ashley was elated, "I think we'll just be in a... healthier and happier environment...Have our own yard, our own privacy. Not fight over the restroom... I think it'll be a lot... happier for us (to) have our own space."

"I think we'll just be in a healthier and happier environment... Have our own yard, our own privacy."

Not fight over the restroom. I think it'll be a lot happier for us (to) have our own space."

- Ashley, Habitat Homebuyer

Currently, our six families are working on completing their sweat equity hours and financial education courses. We've already seen tremendous growth, and can't wait until each of their dreams of homeownership become a reality.



Financial Peace University

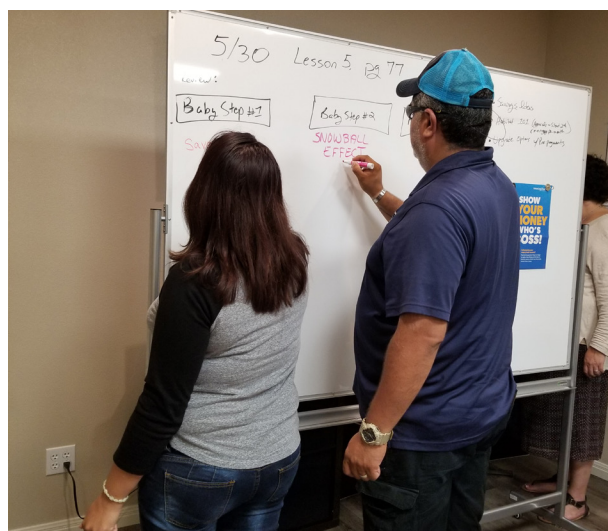
Executive Director Crystal Moore led our future Habitat homeowners through 9 weeks of Christian-based Financial Peace University April 19th through June 20th.

In the beginning most of the families were in debt with no way of knowing how to get out of it.

Crystal taught the “Baby Steps” created by Dave Ramsey and his team to the Habitat Partner Families. Everyone learned not only how to get out of debt but how to live a fuller life. Dave says “You must learn to live like no one else so that later you can give like no one else.”

By the end of the course our Habitat Partner Families saved over \$6,800, paid off \$9,200 in debt and paid off 6 credit cards!

Pictured on this page is our first class of Financial Peace. This class will continue to be offered to staff, volunteers and current Habitat Partner Families.



In the Building Phase



Stephenie & her son, Nicholas



Milad, Nuria & children Jacob & Lucas



Tina & family



Benito, Hortencia & children Kimberly & Emiliano



124
education hours



554
pre-construction
sweat equity hours



225
construction
sweat equity hours

Impact Numbers

Category	# of Families	Estimated Impact
Families at home (daily impact)	45	135-180
Families that have paid off their home	4	12-16
Families currently building	4	12-16
Families in queue	7	32
Post closing warranty / maintenance provided	12	36-48
Community call-ins / resources provided	48	144
Financial Peace University attended	9	27
Financial Peace University graduated	2	7

 **18**
grantors

 **17**
transitional
workforce volunteers

 **4,799**
volunteers

 **2,104**
donors

 **27**
interns

 **148,373**
people in Comal County

6,965 community partners

Donor List

TIM
Pate & Mulholland

KATHY

GORDON & VIRGINIA
Hughes

DAN & BRENDA
Chapman



NEW BRAUNFELS
Community
RESOURCES



Bluebonnet Motors
Steve Brown
Ammann Family
Crystal & Jaemi Moore
Kristi Aday & Sam Samani
Jim & Janie Streety
Senior Flexonics Pathway
Gary & Mary Cheatham
Urban Civil LLC
Dean & Susan Edmundson
Tim Cronin
Clint & Sharon Cronin
Clyde & Pam Owen
First United Methodist Church
Security State Bank & Trust
Schneider Electric
Comal County ReStore
Dick & Nancy Hillyer
James Hardie Siding

Scott & Toni Brothers
Carol & Robert Gravis
Walmart - New Braunfels
Judy Thomas
Ron Defries
Paul Mark Woods
Airtex
New Braunfels Presbyterian Church
Ferguson Plumbing Supply
Gehan Homes
Hodell Window Coverings, Inc.
Peggy Vieira
Whirlpool
Valspar
Jeff Nemec
Network for Good
The First National Bank of Beeville
Steven & Laurel Ateek
James Hawkins

River City Church
Janie Macredie
Morrison Supply Company
Habitat For Humanity International
Shield Screening
Byron Dudley
Schertz Bank & Trust
Wilson Calhoun
Salsa Labs
Tasco Auto Color No. 7
W.R. Berkley Charitable Foundation
Clifford Cary
Susan Riddell
Steven Penshorn
Ronald Ray
Becky & Steve Wood
Barbara Doeppenschmidt
Beacon Equipment Resources



Major Grantors

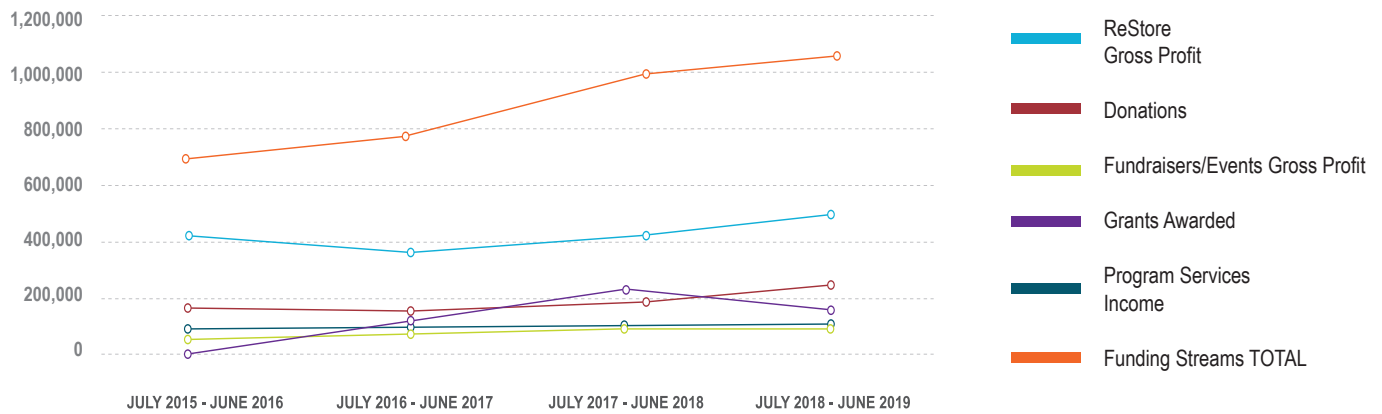


CARL C. ANDERSON SR.
& MARIE JO ANDERSON
Charitable Foundation

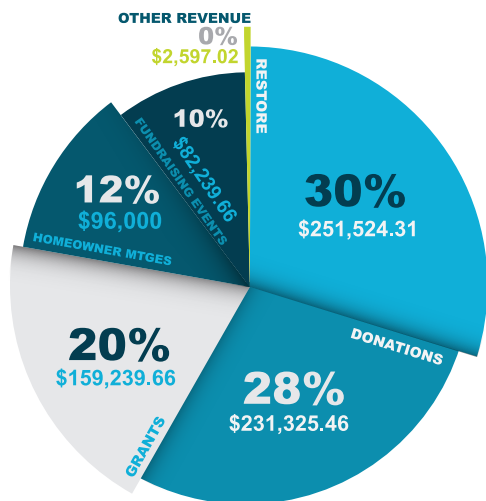


Financials

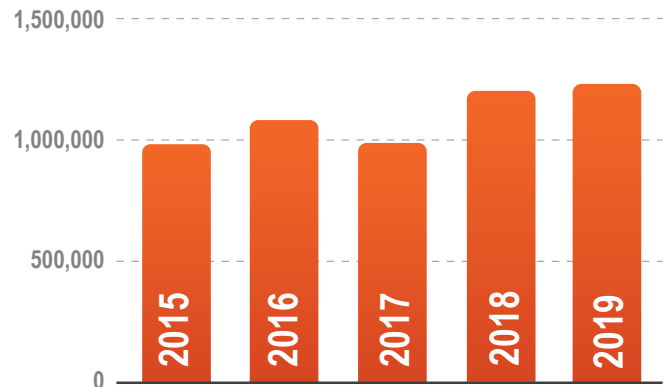
FUNDING STREAMS TREND



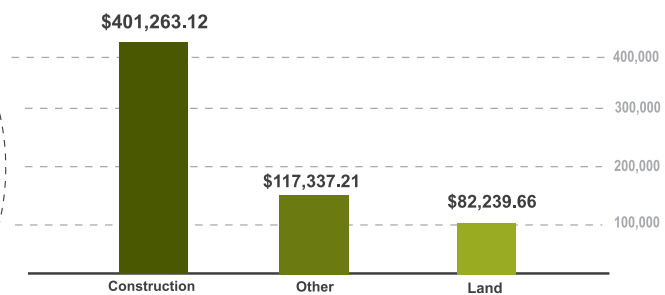
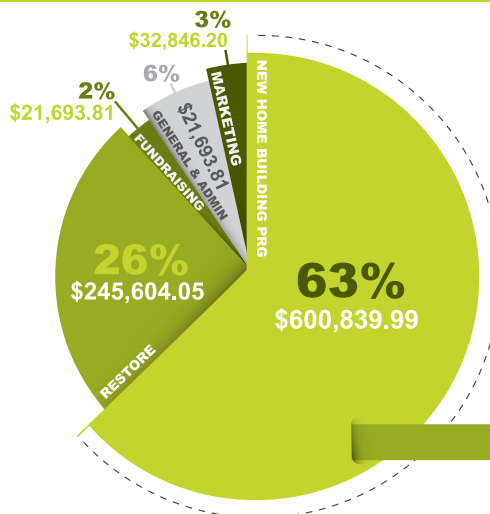
EXPENSES



MORTGAGE PORTFOLIO



REVENUE & NEW HOME BLD. PROGRAM COST



NEW HOME BUILDING PROGRAM COST



Tithe Tanzania & Haiti

Habitat for Humanity's tithe program supports carefully chosen building and shelter projects that provide housing in the world's poorest places. Tithe funds allow families to stand on their own and build stronger, more stable communities.

Habitat affiliates who want to support or partner with our international development programs channel undesignated funds to their country of choice through our U.S. Habitat for Humanity International Tithe department.

Tithe is one of the most effective ways U.S. Habitat affiliates can support our ministry overseas.

Since 1999, Comal County Habitat has tithed annually to Tanzania. In our 20th year of tithing in 2019, Comal County Habitat was able to tithe \$7,500. This donation assured the completion of a total of 50 homes funded by Comal County Habitat and built in Tanzania!

In 2020, Tanzania will no longer be in Habitat International's low-income tithe priority program. We have been chosen to tithe to Habitat for Humanity Haiti.

Our goal is to have Comal County Habitat tithes build 50 homes in Haiti as well! Everyone deserves a decent place to live and we know our community in Comal County believes we can make a difference locally and worldwide!



Everyone deserves a decent place to live



Comal County Women Build

Comal County Women Build, a diverse group of women comprised of all ages, ethnicities and backgrounds dedicated to building decent and affordable homes here in Comal County, experienced yet another successful year in fundraising and growth.

Hot Rodders for Humanity held their 2nd annual car show benefitting Comal County Habitat for Humanity in March of 2019 and raised a total of \$11,806. Women Build's booth at Wein & Saengerfest raised \$518 from selling their locally famous wine cork tiaras. A new addition to the booth this year included Comal County Women Build branded t-shirts donated by Schertz Bank & Trust.



“There is no tool for development more effective than the empowerment of women.”

- Kofi Annan



22 women joined the Women Build email and Facebook groups and 18 new members attended meetings throughout this fiscal year under the guidance of Comal County Women Build Committee President Denise Farias. Women Build's strength, empowerment, hard work and determination resulted in a donation of \$13,068.68 towards Stephanie's Habitat home build.



Care-A-Vanners

The Habitat for Humanity Care-A-Vanners program consists of over 2,000 active volunteers who travel in recreational vehicles to Habitat affiliates and support home builds and other Habitat programs. Each year, the Care-A-Vanners program contributes to over 200 home builds in more than 75 locations across the United States and Canada. Volunteers come from a wide variety of backgrounds and expertise, and all contribute to their common mission of furthering the work of Habitat for Humanity.



over
2,000
active volunteers



over
200
home builds



over
75
locations

For the first time, Comal County Habitat for Humanity welcomed eight Care-A-Vanners on October 22nd, 2018. Care-A-Vanners stayed in New Braunfels for 2 weeks to assist with building our new conference room and office expansion. Together, they contributed over 550 volunteer hours over a span of 10 days.

Volunteers were housed at their own expense, with lunches provided by Stonewater Fellowship Church, Holy Smokes Barbecue and Comal County Habitat staff and board members. The Welcome and Farewell Dinners were hosted by St. Paul Lutheran Church and New Braunfels Presbyterian Church.

We are blessed to have such skilled and dedicated volunteers and are grateful for their support.



Volunteers

FY 2018 - 2019

Comal County Habitat for Humanity's mission is carried by the hands and hearts of those who donate their time and talent to us. Our diverse group of volunteers are brought together by one common passion - building a stronger and healthier community in partnership with local families in Comal County. If every single Comal County Habitat for Humanity volunteer was lined up in a row, you would see individuals ranging in age from 14 years old to 91 years old, male and female, with a wide range of backgrounds, demographics and stories.

You would also see that each and every volunteer supports our partner families, fights tirelessly for our mission and gives so much of themselves while asking for nothing in return - all so that our community can

become, as Volunteers Larry and Rick put it during prayer in morning round-up, "our own little part of the world where everyone has a decent place to live." Our mission would not be possible without our volunteers!



Voted one of the best places to volunteer in New Braunfels two years in a row!



**Everybody can be great.
Because anybody can serve. You don't have to have
a college degree to serve. You don't have to make
your subject and your verb agree to serve.**

**You don't have to know the second
theory of thermodynamics in
physics to serve. You only need a heart full of grace.
A soul generated by love.**






Martin Luther King Jr



Volunteers

FY 2018 - 2019



Area	# of Volunteers	# of Hours
 Construction	1,774	6,913.5
 ReStore	2,647	9,995
 Interns	27	1,426.75
 Admin	10	1,264.15
 Special Projects	341	605.25
TOTAL	4,799	20,205

Comal County Habitat For Humanity

VOLUNTEER

Appreciation Banquet

Award Winners



Addy Jasek
Outstanding Youth
Volunteer Award



Aubry Fernandes
ReStore
New Volunteer Award



Nicole Wirt
Outstanding Intern Award



Lavonda Spinnato
Home Program
Support Committee Award



Kim Sheffield
Office Outstanding
Volunteer Award



Brendan Sceroler
Community Partner Award
(Satellite Volunteer)



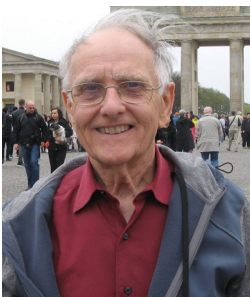
Tina Martinez
Beyond Sweat Equity Award



Rick Harmon
The Jim Lancharic Award
(Volunteer of the Year)



Hot Rodders 4 Humanity Team
Women Build Support Volunteer Award



Carl Scott
Construction Outstanding
Service Award



Mary Belk
ReStore Outstanding
Service Award



Carol Gravis
Ad Nuhn Award
(Outstanding Board Member)



Julie Gezella
Outstanding
Ambassador Award



Ginny Rotge
Community Partner Award
(Satellite Volunteer)

TCOR
MANAGEMENT
TCOR Management
The Susan Brown Award
(Outstanding Volunteers)

Award Winners not pictured:

Jose Uribe
Homebuyer Nominating
Committee Award

Patricia Ayres
Construction New
Volunteer Award

Stuart Magloff
Marketing Volunteer Award

VOLUNTEER of the YEAR



Rick Harmon

Comal County Habitat for Humanity has named Rick Harmon as the 2018 Volunteer of the Year! We held our annual Volunteer Appreciation Banquet to honor all of the hardworking individuals who help in the success of our organization as well as present the “Outstanding Volunteer of the Year” award.

In 2018 alone, volunteers put forth over 10,000 hours of personal time on various projects, including the Comal County ReStore, home build sites, administrative projects and fundraising.

Regular admin volunteer, Homebuyer Nominating Committee member and Faith Build Committee member Rick Harmon received special recognition when he was voted the “Outstanding Volunteer of the Year.”

Home Program Coordinator Denise Farias said Rick has been an integral part of Habitat for many years.

“He (Rick) is more than willing to help out in any way we ask. He has a huge heart for the families and our mission.”

He always speaks up and advocates in any way possible to further our mission within the community.”

- Denise Farias

“The other members of the Homebuyer Nominating Committee have expressed their appreciation of his assistance, patience and guidance during the family selections,” said Farias.

Habitat & our community thank you!

WHAT'S NEW

@Comal County Habitat for Humanity & Comal County ReStore



The ReStore funds the mission of Comal County Habitat for Humanity by selling new and gently-used home good items directly to the public.

Funds raised by the ReStore contribute to the cost of building Habitat homes as well as covers many administrative and operational expenses for Habitat.

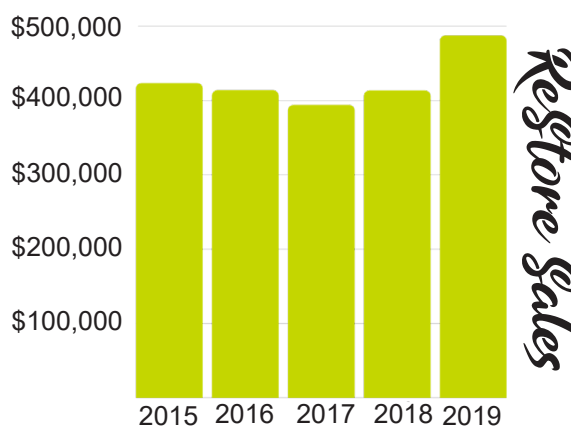
This provides donors the opportunity for their donation to go directly to the building of decent, affordable and safe homes.

Comal County ReStore had a few changes this year, including:

- Built & opened new Cashier Station
- New box truck
- Increase in Net Profit
- Expansion of purchased goods line
- Change in hours of operation

On January 2nd, 2019 ReStore hours extended to include evening hours and Sundays. New ReStore hours are Tuesday through Saturday, 10 AM to 7 PM and Sundays 11 AM to 6 PM. Being open in the evenings and weekend hours have proven to be a success! More customers are able to shop the

ReStore after work hours and our Sundays see over one hundred shopping visitors.



Cashier Station



In October, our new Cashier Station opened to the public. The new cashier station gives us more space and resources to assist our customers. Its new central location improves the flow of customer traffic and offers our customers a better shopping experience. The Habitat blue counter top and reclaimed wood base contributes to our brand identity.

“Our new Cashier Station makes everything look bigger, cleaner and more organized.”

- Aubry Fernandez, Volunteer ReStore Cashier

Customers have made many comments about how professional the new space looks. We would like to thank our dedicated construction volunteers and the Care-A-Vanners for building our new space. Not only did this offer us savings in labor costs of building but also is a great example of our construction team’s work! Volunteer ReStore Cashier Aubry Fernandez welcomed the change, saying “Our new cashier station makes everything look bigger, cleaner and more organized.”

Box Truck

Bluebonnet Ford assisted our Habitat ReStore in finding a new vehicle to help us reach more ReStore donors. Our new box truck is approximately 11 feet tall and is able to hold more donations per trip. The new truck also includes a larger Tommy lift to ensure the safety of our Donation Ambassadors when loading or unloading larger donations. Our truck also assures we have a reliable vehicle to keep our appointments with our ReStore donors. Operating donation ‘pick-ups’ in our new box truck has allowed us to serve more ReStore donors than ever before.

ReStore now offers more purchased goods! Our merchandise floor items now include more options, flooring underlayment, adhesive, and knee pads. We also introduced a new item to our sales floor - we now carry new paint in a variety of colors. To help customers complete their painting jobs, we sell brushes, rollers, tarps, masking tape and more. We have brought back our new solid wood cabinets with color options, knobs, pulls, and install pieces. This expansion of new products has given our community more options in affordable home improvement needs. We continue to listen to our customer’s feedback to assure we offer the merchandise local ReStore shoppers need.

Thank you to every donor, customer and volunteer that contributes to the ReStore. Your contribution helps fund our mission of building affordable homes in partnership with local families in Comal County!



NEW



ReStore

Comal County Habitat for Humanity

Hours of Operation

Tuesday - Saturday

10:00 AM - 7:00 PM

Sunday

11:00 AM - 6:00 PM



Building hope one house at a time.

Habitat for Humanity

WHAT'S NEW



Conference Room

Habitat supporters, partners, volunteers, and staff have had new meeting spaces on our wish list for years. This year, through efforts of our donors, subcontractor partners, our construction team, and visiting Care-A-Vanners volunteers we have been able to create the space we once dreamed of.

Space in our facilities at 1269 Industrial Drive was marked out to build one larger conference room (20x12), one small meeting space, and two offices. One month after starting construction we were able to move in to the new offices. The new conference room houses our education courses we offer to our partner families, our own Board of Directors meetings, large volunteer meetings and celebrations. We also offer this space to other non-profits at no cost. This will assist our local non-profits in reaching their service goals as it is difficult to find a meeting space at an affordable price in New Braunfels.

If you know a non-profit that needs to reserve this meeting space, please contact admin@comalhabitat.org.

Better Communication with SALSA LABS

In June, Comal County Habitat for Humanity migrated to a new donor database and communications platform, Salsa Labs. Despite its funny name, this cloud-based software provides powerful tools for robust documentation and targeted online engagement. Salsa allows us to efficiently capture and manage donor/donation data, create and automate internal reports, build sign up and fundraising forms and create and send email campaigns. "Salsa is much smarter than our last system," said staff member Melanie Ramirez. "It allows us to reach our volunteers and donors in a way that we couldn't before. (Salsa is) definitely a step in the right direction."





Construction Overview

Habitat for Humanity builds decent and affordable homes in partnership with families in need of a decent place to live. Habitat homebuyers help build their own homes alongside volunteers and pay an affordable mortgage.

Habitat house sizes are designed to meet the homeowner families' needs while keeping costs as low and affordable as possible for low-income families. All Habitat houses follow the same guiding principles:

Safe

Habitat for Humanity is committed to creating safe places for families to call home. In different parts of the world, different factors can affect a family's sense of safety. For some, a Habitat home includes something they have never had before: a front door that locks and the sense of security that comes with it.

For others, moving into a new home they have helped build or making much-needed repairs to their existing home can address hazards they have had to live with for too long. The estimated direct and indirect health care cost of illnesses and injuries caused by inadequate housing conditions is in the tens of billions of dollars, according to the U.S. Department of Housing and Urban Development's Healthy Homes Initiative.

Decent

Habitat houses are modestly sized. They are large enough for the homeowner family's needs, but small enough to keep construction and maintenance costs affordable.

Habitat for Humanity uses quality, locally available building materials. Habitat home designs reflect the local climate and culture.

Affordable

The labor of volunteers and partner families, efficient building methods, modest house sizes, and no-profit loans make it affordable for low-income families to purchase Habitat houses.





My name is Paul Machuca.

I am the Construction Supervisor for Comal County Habitat for Humanity. I have been in this position since August of 2018. I have a beautiful wife named Erlinda, four children ranging from 28-20 years old (three boys and a girl) and three amazing stepchildren ranging from 27-20 years old (two girls and a boy).



I retired from the US Army Infantry as a Sergeant First Class (E-7) in February of 2012. Some of my deployments and achievements are Bosnia from 94'-95', Kuwait 99'-00' and Iraq from 04'-05'. I have received numerous awards and commendations such as the Meritorious Service Medal (MSM), Soldier's Medal (SM), highest Peace Time Medal, Bronze Star Medal (BSM) and the Army Commendation Medal (ACM) with "V" device for Valor during wartime (to name a few). I served my country for 21 years from January of 1991 through February of 2012 and retired with an Honorable Discharge.

“In being a Habitat homeowner as well as staff, I truly enjoy my job and understand how the future Habitat homeowners feel and what emotions they go through.”



I took the first year off after retirement to raise my grandson, Urijah. After that I had worked for a realty company as a maintenance supervisor for about four years. I started volunteering for Comal County Habitat for Humanity in 2012 when I met my wife, Erlinda, who was in the process of becoming a Habitat Homeowner. I continued to volunteer with Habitat and had done so for over 7 years before I applied (and was hired) for the Construction Supervisor position for Habitat for Humanity. In being a Habitat Homeowner as well as staff, I truly enjoy my job and understand how the future Habitat Homeowners feel and what emotions they go through. I am so proud of being able to help build homes for our community in partnership with local families and look forward to many more years of doing so.

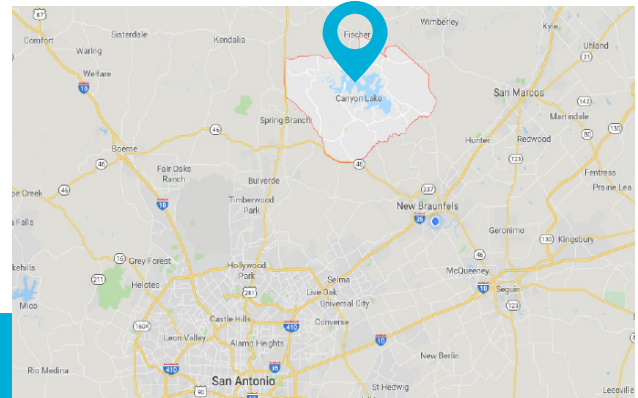
EXPANDING

OUR IMPACT

Comal County Habitat expands to Canyon Lake



As Comal County Habitat for Humanity expands its service area to impact more families, we have identified Canyon Lake as a region of our county in need of an affordable housing solution. Being a rural area, residents of Canyon Lake are left without many of the opportunities & assistances that are available in metro areas, leaving over 45% of renters in the area to be rent overburdened. This housing climate forces many low-income families to occupy homes that are in a state of disrepair and/or unsafe.



To combat this, Comal County Habitat for Humanity has acquired one lot in Canyon Lake and is working on preparing the lot to be the site of a future Habitat home. A special thanks to our very first home sponsor, Allstate Canyon Lake - Harbons Soni, for facilitating a grant through the Allstate Helping Hands Foundation. With the support of the community, we anticipate construction to begin in 2020.





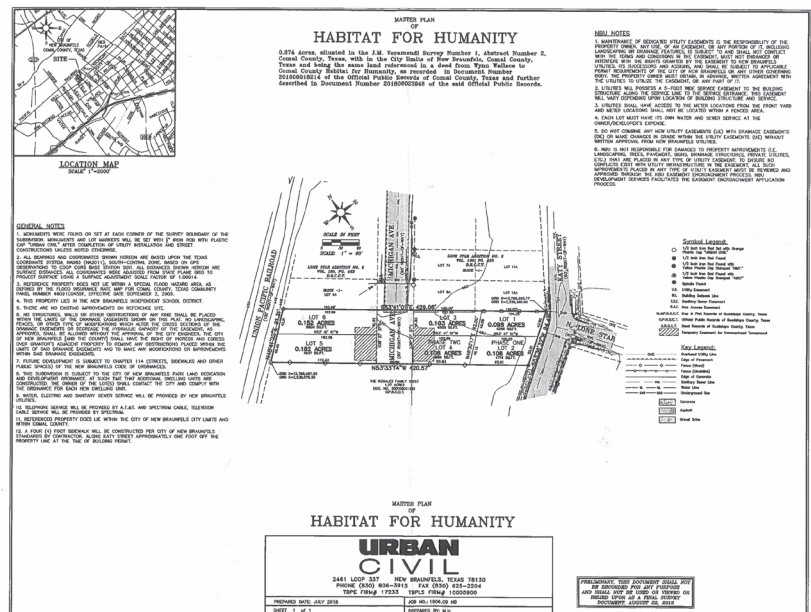
Katy St. Lots

In 2018, Comal County Habitat for Humanity purchased almost one acre of land near Katy and Michigan Streets. Funds to purchase this large plot of land were granted to Habitat by McKenna Foundation's Basic Living Needs grant.

With the help of Habitat partners, our Executive Director, engineers, and grantors this land has been subdivided into six individual lots.

After rezoning and platting the land, currently two of the six lots have been chosen by future Habitat homeowners. Homes are being built on the Katy Street lots today!

At this time, Habitat is working with engineers to plan for infrastructure and driveway(s) at the end of Michigan Street. Infrastructure is being funded by federal and state grants. What once was an empty field will now be six different families' dream homes!



Vision for 2020: Home Repair Program

In late 2018, our Comal County Board of Directors approved a new program to help alleviate substandard living conditions and to preserve Comal County's existing affordable housing stock through home repairs.

Staff and volunteers have spent months creating, developing, and preparing for our new Home Repair Program. As of August 2019, 80% of needed funding has been found through the City of New Braunfels Community Development Block Grant, TDHCA HOME Reservation, Walmart and McKenna Foundation. We have aligned other funding options to prepare for the Home Repair Program.

Our goal is to keep families home through all stages of their lives. Applicants who are veterans, senior citizens, and/or disabled with home repair needs will be Habitat's

top priority. This program serves a variety of homes. Based on qualification and eligibility, free-standing, single family homes, duplexes, condos, and mobile homes are all eligible. The home must be owner-occupied and the homeowner must have a yearly income of 30-75% of the current median family income for their household.

Our first Home Repair began in September of 2019 on Navy veteran and New Braunfels local Mr. Wilkerson's home! Volunteers joined together to install a new front door, replace soffit, paint, landscape and install an AC unit in Mr. Wilkerson's bedroom.

If you know anyone in need of repairs to their home, please ask them to visit www.comalhabitat.org/repair, email repair@comalhabitat.org or call (830) 625-4025.





Letter from the Executive Director

Another year has drawn to a close; once again we find ourselves not only planning for the future, but also reflecting on the events of our fiscal year 2018/2019. Comal County Habitat for Humanity continues to be blessed with a humbling level of opportunity, and we have had the privilege this year of forming deep relationships with both new and old Habitat homeowners, volunteers, donors, and community partners.

These relationships are what have made us stronger this year, what has helped us build more, and what helps us go beyond building one home at a time.

When most people think of Habitat, they think of volunteers on a construction site with hammers and hard hats. Yes, this is the core of our organization. Building homes is our most impactful way to improve affordable housing in our county. A home changes a deserving family's life every single day for the rest of their lives and generations to come. We can't possibly measure all the lives our homeowners then turn around and impact. It is a ripple effect of empowerment, ownership, and self-worth.

This ripple effect reaches all areas of our community. Affordable housing gives all families in our community the ability to own a home. Neighborhoods are transformed. Schools see children staying in the same school and showing higher grades. Cities are diverse and enriched.

Habitat can show numbers of better grades, healthier families due to better housing conditions, families being promoted at work or being more engaged at church or in their community. What we can't show in numbers is hope. On the front cover of this Impact Report you see a future Habitat homeowner's child. Her family will soon move in to a Habitat home. Her life is already changed and will change more, forever.

Letter from the Executive Director

Can you imagine? To go from the feeling of instability to feeling “settled in.” To finally feel a part of the fabric of your school, neighborhood, city, and county. To know your parents worked hard and pulled you all through the process of applying, completing 350 hours of sweat equity and attending more than 50 hours of education courses. To know that donors, grantors, and community partners financially supported your home being built despite never having met you. To know that volunteers showed up all over Habitat and on your build site to build YOU a home.

Volunteers that have never met you. People from all over our community saying “Come home. Rest. Do your best young lady. We believe in you.”

Our community has given her and each of our Habitat family members hope.

I, like most Habitators, love the feeling of building. I like working with wood and tools. I'd be a committed donor and volunteer just on this feeling alone. But what has kept me coming back for 15 years now (10 as a staff member here at Comal County Habitat) is the building of hope. Seeing what happens to families and little ones after they feel wanted and hopeful is worth all of our hard work.

Thank you for building Homes, Community, and Hope with Habitat. Your donation, whether capital or through time or talent, has changed the landscape of lives and our mission. We could not do this without you.

Thank you,



Crystal Moore
Executive Director

**Every connection creates the
opportunity to build a better life.**

Habitat for Humanity



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