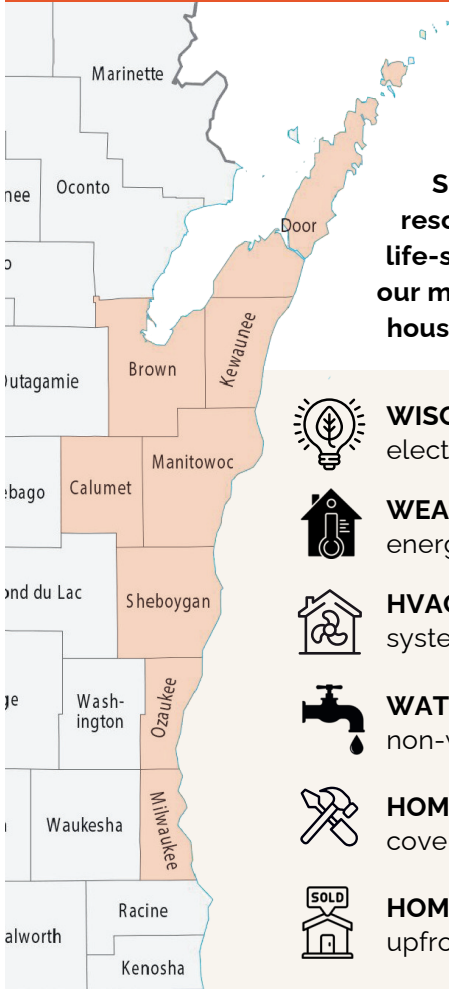


PARTNERS

FOR COMMUNITY DEVELOPMENT, INC.



Since 1975, Partners for Community Development, Inc. has advocated for providing resources that connect our community with safe and affordable housing, while building life-strengthening opportunities. Almost 50 years later, we have grown to be able to serve our mission at scale by providing assistance in the areas of residential energy conservation, housing rehabilitation, home buying, and affordable housing along Wisconsin's lakeshore.



WISCONSIN'S HOME ENERGY ASSISTANCE PROGRAM | Provides assistance for heating and electric costs, and energy crisis situations.



WEATHERIZATION ASSISTANCE PROGRAM | Provides qualified homes with cost-effective energy efficiency, health, and safety measures.



HVAC SERVICES | Provides assistance to eligible households when their primary heating system no longer provides heat, is inoperable, or becomes unsafe.



WATER CONSERVATION | Provides assistance with the repair or replacement of leaky or non-working water heaters, leaky fixtures, toilets and/or piping.



HOME REHABILITATION ASSISTANCE | Provides single-family homeowners assistance to cover the cost of critical home repairs and accessibility modifications.



HOMEBUYER ASSISTANCE | Provides qualified homebuyers financial assistance to cover the upfront costs of acquiring a single-family home.

AFFORDABLE HOUSING CRISIS

According to the National Low-Income Housing Coalition, "No state has an adequate supply of affordable rental housing for the lowest-income renters." Partners for Community Development, Inc. is leaning into the role of offering affordable housing options to individuals and families with incomes at or below 60% of the county median income through a multi-faceted approach. Our model emphasizes not only the construction of new housing but also the rehabilitation of existing properties, ensuring that affordable options remain available and viable.



Our Sunnyside Townhouses offer quiet and comfortable accommodations for families and individuals, and their pets, within a friendly, affordable environment. These Townhouses are set at reduced rents and are managed in partnership with HM2 Property Management, LLC.

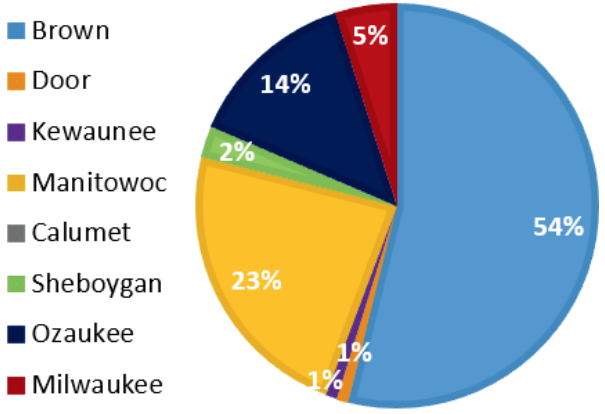
We are thrilled to announce that we have begun work alongside local contractors to rehabilitate 14 properties in the City of Sheboygan that are not currently habitable due to years of neglect. After comprehensive inspections of each property, work has begun to stabilize, renovate, upgrade, and weatherize the exterior and interior of each home.



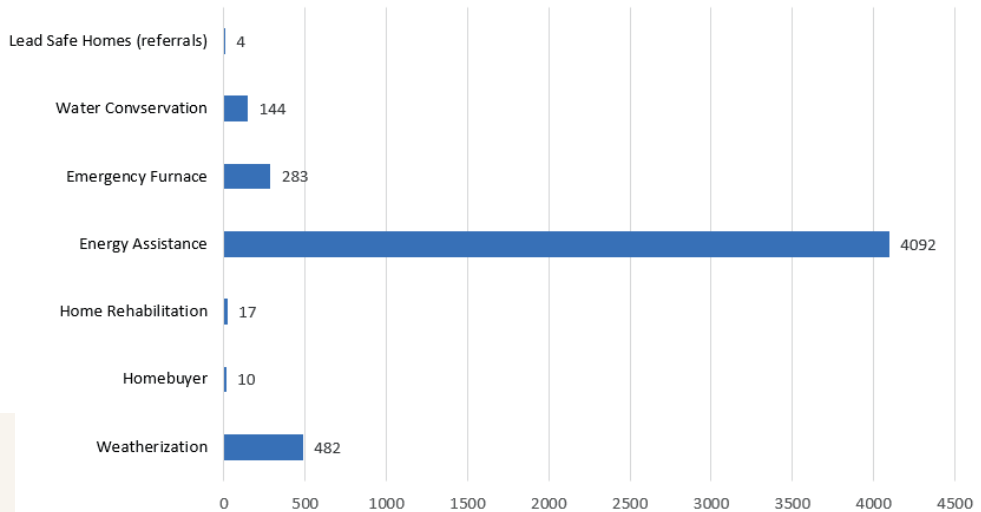
The work we will be able to do will not only revitalize the neighborhoods but will open up even more opportunities for affordable housing. Once these homes have been redeveloped, we will be able to sell or rent them out at affordable prices for those in our community experiencing a low-income situation.

Individuals and families alike should never have to feel unsafe or fear unhealthy conditions where they live and raise their children, and Partners is fortunate to be able to offer housing services in this way to Sheboygan and surrounding counties.

COMMUNITY IMPACT



NUMBER OF HOUSEHOLDS SERVED PER PROGRAM



There was a small amount of reluctance on my part to receive Weatherization Assistance... I am delighted and appreciative of all the program had in store for me. Besides leaving my house more comfortable, you've shown me people who care and that makes a difference I won't forget.

- Robert F.

TOTAL INVESTMENT: \$11,161,972
NUMBER OF HOUSEHOLDS SERVED: 5,032

Partners' programs address many facets of Quality of Life and Health as defined by the World Health Organization's Division of Mental Health and Prevention of Substance Abuse. These facets include self-esteem, positive and negative feelings, home environment, and opportunities to acquire new information and skills, among others. By offering services that focus on educating residents and improving neighborhoods, we are helping to improve the quality of life in our community. We are working diligently to raise awareness about our programs and the resources we offer. By fostering community connections and encouraging collaboration between local organizations, Partners is helping to build stronger, healthier neighborhoods where everyone has the opportunity to thrive.



MESSAGE FROM THE CEO

As we reflect on the past year, the theme for Partners in 2023-2024 has been "growth." Our programs have grown, our staff has grown, our communities have grown, and the support that we have received from stakeholders has definitely grown!

I am incredibly proud of the growth our organization has shown in all the communities that we serve! This growth has not come without some growing pains, but in those pains we have shown tenacity and the ability to persevere, further demonstrating our commitment. Our strategic initiatives have met and exceeded our expectations, positioning us for continued growth and success.

Looking ahead, I am confident that we will remain diligent in our mission of providing resources that connect our community with safe and affordable housing, and we couldn't do it without all of your help.

Cheers!

Karin Kirchmeier
CEO

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