ANNUAL REPORT 2022

Community Homes of Patagonia

Save the Date

ANNUAL MEMBERSHIP MEETING
Thursday, March 16th @ 5:30 PM
Cady Hall

- Welcome & Introductions
- Approve Minutes
- Report on 2022-2023
- Nomination and Election of Board Representatives
- Membership Dues
- Next Meeting
- Adjourn

DIVERSITY HAS A HOME HERE!

CHOP is BACK!

Dear CHOP Members,

The past year has been an active one for our organization. We encourage you to review our accomplishments and photos in this annual report.

*Celebrate the happenings on Gopher Field
  - Review our Home Repair Program Accomplishments
  - Review our Homebuyer Education Accomplishments
  - Learn about our new nonprofit program partners
  - Thank you to our partners, supporters, and in-kind donors

We owe all that we have accomplished this year to our volunteers, donors, and supporters.

To those of you not yet involved, we ask that you consider volunteering, and/or financially contributing to our organization.

Appreciatively,
CHOP Board of Directors

WE INVITE YOU TO HELP US MAKE THIS NEW YEAR, ONE OF EXTRAORDINARY ACCOMPLISHMENTS!

Our Mission: Community Homes of Patagonia supports the diversity and vibrancy of the Town of Patagonia, AZ by providing quality, affordable housing opportunities to low-and-moderate income people in the community.

DOUG POTTER

Local resident hired to complete the site plan of 6 homes and green space on Gopher Field.

VOLUNTEER WORK DAYS

Board Directors and CHOP members participated in volunteer work days. You’re always welcome to join us!

GOPHER FIELD

The parcel of land has been surveyed, spruced-up, and is looking for financial resources to build six affordable houses.

[Image: Photos of community members and volunteers]
Project Partners:
Patagonia Public Library, Town Manager, Ron Robinson, & Staff, Mayor, Andrea Wood, & Town Council and Planning and Development Committee, Father Alex Tiga of Patagonia S. Therese of Lisieux Catholic Church, Patagonia Regional Times, Rebuilding Together of Santa Cruz County, AZ, Angela Donelson, Jenni Moreno, Jeanne V. Shaw, Santa Cruz County Board of Supervisors, Pima County Community Land Trust, Local First Arizona, Community Foundation for Southern Arizona, and Arizona Community Foundation, Gina Chamberlain & Jairo Mercado of Rural Community Assistance Corporation

2022 Grantors:
The Santa Cruz County Nonprofit Grant for Community Financial Capacity, through the American Rescue Plan Act (ARPA) of 2021, funding from the U.S. Department of Treasury awarded CHOP $23,000.00 dollars; and, Patagonia Community United Methodist Church Thrift Shop contributed $500.00 towards the Home Repair Program.

In Gratitude:
Contributors $1-$999: Kathy Posierba, Barb Lane, Lila Davison, Gregory L. Droeger, Ken & Kathy Morrow, Fran Russell, Jean Miller, Stuart & Linda Evans, Adam & Erin Ross, Sandra Powell & Joe Coniff, Odell Borg & High Spirits Flutes, Peter Lockwood & Vicki Crampton, Justo Rene & Elvia Miranda, Elvia & Kelley Gallaher, Ana Belin Miranda, Marianne Shannon, David Fain & Fain and Company, Jim & Ginny Cossey, Anne & Jeff Quirin, Tam & Sue Scott, Don & Juana Hawkins, Richard & Rebecca Jaynes, Helen Chester, Nancy McCoy, Jeff Sandine, John & Caroline Walsh, Tess Hoke & Doug Potter
Giving Partners $1,000+: John and Mary Chapin Family Trust, Janie Trafford, and Ted C. Bowden

Financial Report
ASSETS:
Operating Fund $32,376.15
Home Repair Fund $2,943.98
Schwab Capital Fund $30,573.70
ACF Reserve Fund $66,700.21
Land $115,300.00
Gopher Field cont. $35,525.30
Office Equipment $203.20
Total Income: $36,212.50
Total Expense: $19,256.07
Total Liability & Equity: $273,891.54

ARPA Grant:
The ARPA Grant and the partnership with the nonprofit, Rebuilding Together of Santa Cruz County, AZ has afforded CHOP to expand the number of annual home repairs and the range of household income levels served.

Homebuyer Education Course
CHOP offered the HUD-approved Homebuyer Education course in the summer and fall to all Santa Cruz residents. Two local residents earned their certificate. The free course, facilitated by the nonprofit, Pima County Community Land Trust will be offered again on March 18th in Cadby Hall starting at 10:00 AM. Registration is required.

Highlighting our 2022 In-Kind Donors
CHOP operates through volunteers, Board Directors, independent contractors, Town government and other in-kind support. We would like to extend a special thank you to the following:

James McMahon
Jim generously provided a number of hours of legal service to review and make recommendations for CHOP’s first ever Employment Contract.

Shari Danann
Shari has offered her accounting services to CHOP since 2021. After an initial review of CHOP’s accounting, Shari has been instrumental in helping to ensure that CHOP’s record-keeping practices, financial documents, and reporting requirements accurately reflect Generally Accepted Accounting Principles.

Madeline Reid and Larry Broxton
Thanks to support from nonprofit, Local First Arizona, CHOP has been fortunate to work with these two accomplished grant writers. Madeline wrote the Santa Cruz County, AZ (ARPA) grant, and Larry submitted the Helene Henrikson Fund grant.

Board of Directors
Ted C. Bowden, President - Janie Trafford, Secretary
Ken Morrow, Treasurer - Mandy Montanez, Director
Tess Hoke, Director

FOR MORE INFO
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chopatagonia.org