

CITY OF DAVIS
2007-2008 HOME INVESTMENT PARTNERSHIPS PROGRAM APPLICATION

Organization Name: Rebuilding Together

Street Address: 3021 65th Street, Sacramento, CA 95820
Mailing Address: PO Box 255584, Sacramento, CA 95825
E-mail Address: cgrip@sacramentorebuildingtogether.org
Phone Number: 916-455-1880 ext. 2
Fax Number: 916-731-7077

Contact: Carrie Grip Address: PO Box, Sacramento, CA 95825
Phone: 916-455-1880 ext. 2

(Be sure to list the **best contact** to get information to the organization as quickly as possible.)

Total Proposal Request: **\$25,000**

Is the applicant claiming status as a Non-Profit Community Housing Development Organization (CHDO)?

Yes No

HOME Eligible Activities Category: Owner Occupied Property Rehabilitation
(See List A)

National Objective Compliance/Low and Mod Benefit: 35%, 50%, 60%
(See List B)

City Council Identified Critical Needs: (See List C)

1) Removal for Architectural Barriers

2

Beneficiary Information:

_____ Total number of beneficiaries in proposed project
Number of beneficiaries in proposed project to be served with **HOME** funds
100% Percentage of the **HOME** beneficiaries with low, low/moderate income
_____ Cost (\$) per **HOME** beneficiary (HOME Request/HOME Beneficiaries)

PROJECT NARRATIVE

a. Need

The need for home accessibility modifications is a great concern among healthcare providers and EMS workers in Yolo County. The local Emergency Medical System is burdened by the number of fall related calls they respond to each month. Healthcare workers do not know who to refer their clients to for the installation of safety devices. Seniors are experiencing the same difficulty as identified in an Agency on Aging survey that showed that the need for home repairs/modifications is their # 2 concern.

Low-income, elderly homeowners prefer to age in their homes, but they must overcome major hurdles to maintain that option. Physical and financial difficulties make it difficult for homeowners to install the safety devices necessary for independent living. In addition, locating a trained installer is difficult and in many cases, impossible.

The National Safety Council has determined that falls cause or lead to 17,100 deaths per year in the US. Eight of 10 fatalities are a result of a fall and half of all falls occur in homes. More than 50 percent of people who have a hip fracture never return to their prior level of mobility and independence. The average cost of institutionalization is \$46,000 per year, an expensive alternative. The problem is growing as 1 in 5 Californians will be over 60 years and older by the year 2010.

b. Benefit

The good news is that 50% of home injuries can be prevented by the installation of simple devices such as grab bars, ramps, stair rails, shower seats and transfer poles. This project will provide services that improve accessibility in the homes of very-low and low-income Davis homeowners. The ultimate result will include:

- decreased home injuries
- improved accessibility, mobility and safety
- decreased physical strain on caregivers
- increased ability to remain independent and safe in the home
- raised awareness of the growing need for home safety
- decreased number of EMS fall related calls
- a home modification referral resource for healthcare workers

c. Other Resources and Collaboration

This project's strength is the collaborative group that identified a solution to the need for home modifications in the County. The Triad Task Force is a public/private collaboration of various agencies, county service providers, and business and non-profit organizations. Triad is the action arm of the Yolo County Commission on Aging & Adult Services chaired by Mariko Yamada, 4th District Supervisor and Chairwoman of the Yolo County Board of Supervisors.

The project's fundraising effort began in the Fall, 2006 which quickly resulted in \$10,000 for the expansion of the program to Yolo County. The funds were provided by Catholic Healthcare West, Yolo Community Foundation and the Biberstein Social Action Fund. A fundraising committee developed a plan to raise an additional \$60,000 for the first year which includes grant proposals, individual solicitation and a fundraising event. The committee is confident that their efforts, as well as the need and strong support for the services will result in the remaining funds.

In addition, Rebuilding Together has a strong financial base to support the initial program's development.

d. Organizational Capacity

Rebuilding Together is a national organization that started in 1974. There are 250 local affiliates that operate autonomously, but share the same mission with the national organization. The Sacramento affiliate was established in 1991 to serve low-income, elderly and/or disabled homeowners in the area. The first 10 years of operation, the affiliate conducted an annual, rebuilding day to improve the living conditions of individuals living in substandard housing.

The organization drew upon its relationship with Sacramento Housing and Redevelopment Agency, corporations and skilled labor to make electrical, plumbing, carpentry and roofing repairs. Additional services included energy efficiency upgrades, painting, landscaping and safety modifications.

The Home Safety Services program was established in 2001 to address the need for home modification services. The program is now a well organized and respected service in Sacramento that has completed installations in 1,000 homes. The Triad Task Force members learned about the program's success and asked Rebuilding Together to expand its services to Yolo County.

Accomplishments since 1991:

- 1,400 homes and 68 community facilities modified or rehabbed
- Approximately 2,000 homeowners benefited
- 25,000 volunteers participated
- \$5,100,000 market value of repairs

The organization is managed by an experienced staff of 5; a strong Board of Directors and a volunteer pool of 2,000. The Home Safety Services Program Manager is a Certified Agency in Place Specialist.

SCOPE OF SERVICES

a. Project Description (Activity Summary: Describe the activities of the proposed budget)

The Home Safety Services program is a fall prevention service that includes a home assessment and the installation of safety devices. The work is performed by trained volunteers and managed by a Program Manager and Office Manager. The services funded by this grant will be available to Davis city homeowners who are very low, and low income levels. The grant will pay for the assessments and modifications on 35 homes

The **Home Assessment** is designed to identify risk factors in a home to improve the independence, accessibility and mobility of a homeowner. A Safety Checklist is the tool used to assess the home. The Installer assesses each room, exterior and interior steps, halls, bathroom and kitchen. The homeowner is provided recommendations that can improve their mobility and safety. The recommendations will include the installation of safety devices that are available through the Home Safety Services program.

The type of safety installations and devices include:

Grab bars: all sizes available and primarily installed in bathrooms

Ramps

Transition ramps (interior short ramp placed in the doorway between rooms)

Smoke and Fire Detectors

Transfer poles (floor to ceiling pole that is used to pull get out of a chair or bed)

Level doorknobs

Raised toilet seats

Shower seats

Shower hose

Anti-skid bath mat

Rebuilding Together's use of volunteer labor results in an efficient and cost-effective provision of services.

Application Process

Homeowner's interested in receiving services submit an application, including income verification. The application includes questions about the applicant's income, ethnicity, race and if they are a single head of household. The application is reviewed for eligibility by Rebuilding Together staff. Upon acceptance, the staff schedules an Assessment appointment with the applicant. The modifications may or may not be made in one visit, depending on the scope of work

The Rebuilding Together staff will manage the program. The board of directors will monitor the program's goals and objectives. Volunteers and staff will conduct the safety screening and provide the majority of the modifications.

Volunteer Training

The volunteers must complete a certification program. The volunteers work with a certified Installer until they pass the certification program. The certification includes:

- Rebuilding Together orientation
- Completion of an application that includes driver's license, auto insurance, emergency contacts
- Background check performed
- Instruction on the installation of each safety device
- Successful installation of each device
- Review of home modification installer handbook
- Review of elder abuse identification procedures

b. Target Group

The target population is low-income homeowners who are elderly and/or disabled. The grant will serve 35 households in the City of Davis. A minimum of 5 safety devices will be installed in each home.

c. Outreach

The Triad Task Force members will market the services to their clients, the general population and the emergency medical system personnel. Members of the Task Force include healthcare workers, social workers, emergency medical system personnel, county and city staff, Adult and Aging Commission members, etc.

PERFORMANCE SCHEDULE

(Prepare a Work Plan for implementation/ completion of the services and activities identified in the Scope of Services.)

Work Plan (Identify activities and completion dates)

<u>List Activity</u>	<u>Completion Date</u>
Market the program to Davis residents	Ongoing
Perform safety assessments in 35 homes	June 30, 2008
Install safety devices in 35 homes	June 40, 2008

PERFORMANCE MEASUREMENTS

ACTIVITY (What the program does to fulfill its mission)	INDICATOR (The direct products of program activities) Service #s	OUTCOME (Benefits that result from the program)
Market the program to Davis residents	Receive 35 applications from qualified individuals.	Public awareness of the program. 35 homes that receive the services
Perform safety assessments	Complete assessments in 35 homes	Safety hazards identified in homes Hazards decreased in the homes Increased safety awareness homes
Install safety devices	Install a minimum of 5 devices in 35 homes	Hazards decreased in the homes Decreased falls Increased homeowner independence and mobility

**CITY OF DAVIS
HOME INVESTMENT PARTNERSHIPS PROGRAM**

*BUDGET SUMMARY FOR PROPOSED PROJECT**

Budget Category	Proposed Project "HOME Portion"	Other Sources	Total
A. Salaries and Wages	14000		14000
B. Fringe Benefits			
C. Consultant/Contract Services Payroll service	500	500	
TOTAL PERSONNEL BUDGET	14500	10300	14000
D. Office Rent	2350	2350	
E. Utilities	240	240	
F. Telephone	300	300	
G. Office Supplies	250	250	
H. Equipment			
I. Printing/Duplication	130	130	
J. Travel/Conferences	80	80	
K. Other (Specify)	600	600	
Mileage			
Equipment	1000	1000	
Volunteer/sponsor recognition	250	250	
Safety Devices (grab bars, etc)	11000		11000
TOTAL NON-PERSONNEL BUDGET	16200	5200	11000
TOTAL PROJECT BUDGET	30,700	5,200	25,000

* Please revise this form and annotate budget items as needed.

REQUIREMENTS: All applicants are requested to submit a copy of their Operating Budget

2006-07 BOARD OF DIRECTORS

Karen Carr
Stafford King Wiese Architects
Architects
2007

Carrie Grip
Executive Director

Sister Clare Dalton
Catholic Healthcare West
Healthcare
2007

Sandi Graham
DPR Construction, Inc.
Construction
2008

Mary Anne Kelly
Nehemiah Corporation
2009

Joe Knight
Reeve-Knight Construction
Construction
2009

Clayton Lee
Developer
Construction
2007

Jeff Mills
Huntington Electric
Financial
2007

Krista Noonan
City of Citrus Heights
2009

Melissa Patrice Anderson
PR Consultant
2009

Sheri Peifer
Eskaton
Healthcare/Gerontology
2009

Brian Peters
Bianchi Plumbing
2010

Bob Rossi
Private Developer
Construction
2007

Stephen Miller
Teichert Construction
2010

Victor Sipos, Attorney
Molina Healthcare
Legal
2009

Tim Quintero
City of Sacramento
2009

Cortez Quinn
County Supervisor Roger Dickinson's
Office
County representation
2009

Greg Vlasek
Sacramento Realtors Association
Real Estate
2010

Rebuilding Together Profit & Loss Budget Overview July 2006 through June 2007

	<u>Jul 06</u>	<u>Aug 06</u>	<u>Sep 06</u>	<u>Oct 06</u>	<u>Nov 06</u>
Income					
Interest Income	70.00	70.00	70.00	70.00	70.00
Unrestricted Donations					
Individuals Newsletter		100.00			
Individuals Other					1,000.00
Individuals Society			250.00	250.00	500.00
Individuals/Board	0.00	0.00	200.00	200.00	2,000.00
Jam Works	150.00	150.00	150.00	150.00	300.00
SAH General Recipients	1,166.00	1,166.00	1,166.00	1,166.00	1,166.00
Sponsors-Spring					
Sponsors Fall	20,000.00	20,000.00	20,000.00		
Sponsors Other				15,000.00	
Total Unrestricted Donations	<u>21,316.00</u>	<u>21,416.00</u>	<u>21,766.00</u>	<u>16,766.00</u>	<u>4,966.00</u>
Total Income	21,386.00	21,486.00	21,836.00	16,836.00	5,036.00
Cost of Goods Sold					
Project Expenses					
Contractors & Installers		5,000.00	600.00	1,200.00	600.00
Job Materials	3,800.00	23,800.00	23,800.00	8,800.00	3,800.00
Meals			2,000.00		
Project Services				3,000.00	
T-Shirts				5,000.00	
Total Project Expenses	<u>3,800.00</u>	<u>28,800.00</u>	<u>26,400.00</u>	<u>18,000.00</u>	<u>4,400.00</u>
Total COGS	<u>3,800.00</u>	<u>28,800.00</u>	<u>26,400.00</u>	<u>18,000.00</u>	<u>4,400.00</u>
Gross Profit	17,586.00	-7,314.00	-4,564.00	-1,164.00	636.00
Expense					
Administration					
Annual Dues			3,500.00		
Board Expenses	150.00	150.00	150.00	150.00	150.00
Equipment	291.00	291.00	291.00	291.00	291.00
Insurance			6,000.00		
Marketing	200.00	1,000.00	1,000.00	200.00	200.00
Meals	60.00	60.00	60.00	60.00	60.00
Mileage	600.00	600.00	600.00	600.00	600.00
Office Rent	2,285.00	2,285.00	2,399.00	2,399.00	2,399.00
Office Supplies	250.00	250.00	250.00	250.00	250.00
Office Utilities	241.00	241.00	241.00	241.00	241.00
Parking	12.00	12.00	12.00	12.00	12.00
Payroll Processing	166.00	166.00	166.00	166.00	166.00
Planning					
Postage	600.00	77.00	77.00	600.00	77.00
Recognition		750.00	1,250.00		
Taxes				900.00	
Telephone	300.00	300.00	300.00	300.00	300.00
Training	350.00	1,100.00	800.00	2,500.00	50.00

Rebuilding Together Profit & Loss Budget Overview July 2006 through June 2007

	<u>Jul 06</u>	<u>Aug 06</u>	<u>Sep 06</u>	<u>Oct 06</u>	<u>Nov 06</u>
Total Administration	5,505.00	7,282.00	17,096.00	8,669.00	4,796.00
Compensation					
Health Insurance	500.00	500.00	500.00	500.00	500.00
Payroll Taxes	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00
Wages	<u>13,000.00</u>	<u>13,000.00</u>	<u>13,000.00</u>	<u>13,000.00</u>	<u>13,000.00</u>
Total Compensation	14,700.00	14,700.00	14,700.00	14,700.00	14,700.00
Fund Development					
Breakfast			500.00	200.00	2,500.00
Other	<u>100.00</u>	<u>100.00</u>	<u>100.00</u>	<u>100.00</u>	<u>100.00</u>
Total Fund Development	100.00	100.00	600.00	300.00	2,600.00
Miscellaneous	100.00	100.00	100.00	100.00	100.00
Professional Services					
Accounting		1,300.00	200.00	200.00	200.00
Legal		500.00			
Temporary Office Staff	<u>50.00</u>	<u>100.00</u>	<u>100.00</u>	<u>300.00</u>	<u>100.00</u>
Total Professional Services	50.00	1,900.00	300.00	500.00	300.00
Warehouse					
Supplies	83.00	83.00	83.00	83.00	83.00
Warehouse-Other	<u>83.00</u>	<u>83.00</u>	<u>83.00</u>	<u>83.00</u>	<u>83.00</u>
Total Warehouse	166.00	166.00	166.00	166.00	166.00
Total Expense	<u>20,621.00</u>	<u>24,248.00</u>	<u>32,962.00</u>	<u>24,435.00</u>	<u>22,662.00</u>
Net Income	<u><u>-3,035.00</u></u>	<u><u>-31,562.00</u></u>	<u><u>-37,526.00</u></u>	<u><u>-25,599.00</u></u>	<u><u>-22,026.00</u></u>

Rebuilding Together Profit & Loss Budget Overview July 2006 through June 2007

	<u>Dec 06</u>	<u>Jan 07</u>	<u>Feb 07</u>	<u>Mar 07</u>	<u>Apr 07</u>
Income					
Interest Income	70.00	70.00	70.00	70.00	70.00
Unrestricted Donations					
Individuals Newsletter			100.00		
Individuals Other	500.00	100.00	100.00	100.00	100.00
Individuals Society	6,000.00	500.00	500.00	500.00	500.00
Individuals/Board	2,000.00	1,000.00	500.00	500.00	500.00
Jam Works	300.00	200.00	200.00	200.00	200.00
SAH General Recipients	1,166.00	1,166.00	1,166.00	1,166.00	1,166.00
Sponsors-Spring		10,000.00	10,000.00	20,000.00	20,000.00
Sponsors Fall					
Sponsors Other					
Total Unrestricted Donations	<u>9,966.00</u>	<u>12,966.00</u>	<u>12,566.00</u>	<u>22,466.00</u>	<u>22,466.00</u>
Total Income	10,036.00	13,036.00	12,636.00	22,536.00	22,536.00
Cost of Goods Sold					
Project Expenses					
Contractors & Installers	600.00	600.00	600.00	600.00	600.00
Job Materials	3,800.00	3,800.00	3,800.00	23,800.00	23,800.00
Meals					2,000.00
Project Services					
T-Shirts					
Total Project Expenses	<u>4,400.00</u>	<u>4,400.00</u>	<u>4,400.00</u>	<u>24,400.00</u>	<u>26,400.00</u>
Total COGS	<u>4,400.00</u>	<u>4,400.00</u>	<u>4,400.00</u>	<u>24,400.00</u>	<u>26,400.00</u>
Gross Profit	5,636.00	8,636.00	8,236.00	-1,864.00	-3,864.00
Expense					
Administration					
Annual Dues					
Board Expenses	150.00	150.00	150.00	150.00	150.00
Equipment	291.00	291.00	291.00	291.00	291.00
Insurance			4,000.00		
Marketing	200.00	200.00	1,000.00	200.00	200.00
Meals	60.00	60.00	60.00	60.00	60.00
Mileage	600.00	600.00	600.00	600.00	600.00
Office Rent	2,399.00	2,399.00	2,399.00	2,399.00	2,399.00
Office Supplies	250.00	250.00	250.00	250.00	250.00
Office Utilities	241.00	241.00	241.00	241.00	241.00
Parking	12.00	12.00	12.00	12.00	12.00
Payroll Processing	166.00	166.00	166.00	166.00	166.00
Planning		500.00			
Postage	77.00	77.00	77.00	600.00	77.00
Recognition					750.00
Taxes		450.00			
Telephone	300.00	300.00	300.00	300.00	300.00
Training	50.00	50.00	50.00	50.00	50.00

Rebuilding Together Profit & Loss Budget Overview July 2006 through June 2007

	<u>Dec 06</u>	<u>Jan 07</u>	<u>Feb 07</u>	<u>Mar 07</u>	<u>Apr 07</u>
Total Administration	4,796.00	5,746.00	9,596.00	5,319.00	5,546.00
Compensation					
Health Insurance	500.00	500.00	500.00	500.00	500.00
Payroll Taxes	1,200.00	1,200.00	1,200.00	1,200.00	1,200.00
Wages	<u>13,000.00</u>	<u>13,000.00</u>	<u>13,000.00</u>	<u>13,000.00</u>	<u>13,000.00</u>
Total Compensation	<u>14,700.00</u>	<u>14,700.00</u>	<u>14,700.00</u>	<u>14,700.00</u>	<u>14,700.00</u>
Fund Development					
Breakfast	130.00				
Other	<u>100.00</u>	<u>100.00</u>	<u>100.00</u>	<u>100.00</u>	<u>100.00</u>
Total Fund Development	230.00	100.00	100.00	100.00	100.00
Miscellaneous	100.00	100.00	100.00	100.00	100.00
Professional Services					
Accounting	200.00				
Legal					
Temporary Office Staff	<u>100.00</u>	<u>50.00</u>	<u>50.00</u>	<u>50.00</u>	<u>100.00</u>
Total Professional Services	<u>300.00</u>	<u>50.00</u>	<u>50.00</u>	<u>50.00</u>	<u>100.00</u>
Warehouse					
Supplies	83.00	83.00	83.00	83.00	83.00
Warehouse-Other	<u>83.00</u>	<u>83.00</u>	<u>83.00</u>	<u>83.00</u>	<u>83.00</u>
Total Warehouse	<u>166.00</u>	<u>166.00</u>	<u>166.00</u>	<u>166.00</u>	<u>166.00</u>
Total Expense	<u>20,292.00</u>	<u>20,862.00</u>	<u>24,712.00</u>	<u>20,435.00</u>	<u>20,712.00</u>
Net Income	<u><u>-14,656.00</u></u>	<u><u>-12,226.00</u></u>	<u><u>-16,476.00</u></u>	<u><u>-22,299.00</u></u>	<u><u>-24,576.00</u></u>

Rebuilding Together Profit & Loss Budget Overview July 2006 through June 2007

	TOTAL		
	May 07	Jun 07	Jul '06 - Jun 07
Income			
Interest Income	70.00	70.00	840.00
Unrestricted Donations			
Individuals Newsletter			200.00
Individuals Other	100.00	100.00	2,100.00
Individuals Society	500.00	500.00	10,000.00
Individuals/Board	500.00	500.00	7,900.00
Jam Works	200.00	200.00	2,400.00
SAH General Recipients	1,166.00	1,166.00	13,992.00
Sponsors-Spring	10,000.00	10,000.00	80,000.00
Sponsors Fall			60,000.00
Sponsors Other			15,000.00
Total Unrestricted Donations	<u>12,466.00</u>	<u>12,466.00</u>	<u>191,592.00</u>
Total Income	12,536.00	12,536.00	192,432.00
Cost of Goods Sold			
Project Expenses			
Contractors & Installers	1,000.00	1,000.00	12,400.00
Job Materials	8,800.00	3,800.00	135,600.00
Meals			4,000.00
Project Services	3,000.00		6,000.00
T-Shirts	5,000.00		10,000.00
Total Project Expenses	<u>17,800.00</u>	<u>4,800.00</u>	<u>168,000.00</u>
Total COGS	<u>17,800.00</u>	<u>4,800.00</u>	<u>168,000.00</u>
Gross Profit	-5,264.00	7,736.00	24,432.00
Expense			
Administration			
Annual Dues			3,500.00
Board Expenses	150.00	150.00	1,800.00
Equipment	291.00	291.00	3,492.00
Insurance			10,000.00
Marketing	200.00	200.00	4,800.00
Meals	60.00	60.00	720.00
Mileage	600.00	600.00	7,200.00
Office Rent	2,399.00	2,399.00	28,560.00
Office Supplies	250.00	250.00	3,000.00
Office Utilities	241.00	241.00	2,892.00
Parking	12.00	12.00	144.00
Payroll Processing	166.00	166.00	1,992.00
Planning			500.00
Postage	77.00	77.00	2,493.00
Recognition	750.00		3,500.00
Taxes			1,350.00
Telephone	300.00	300.00	3,600.00
Training	50.00	50.00	5,150.00

Rebuilding Together Profit & Loss Budget Overview July 2006 through June 2007

	<u>May 07</u>	<u>Jun 07</u>	<u>TOTAL</u> <u>Jul '06 - Jun 07</u>
Total Administration	5,546.00	4,796.00	84,693.00
Compensation			
Health Insurance	500.00	500.00	6,000.00
Payroll Taxes	1,200.00	1,200.00	14,400.00
Wages	<u>13,000.00</u>	<u>13,000.00</u>	<u>156,000.00</u>
Total Compensation	<u>14,700.00</u>	<u>14,700.00</u>	<u>176,400.00</u>
Fund Development			
Breakfast			3,330.00
Other	<u>100.00</u>	<u>100.00</u>	<u>1,200.00</u>
Total Fund Development	<u>100.00</u>	<u>100.00</u>	<u>4,530.00</u>
Miscellaneous	100.00	100.00	1,200.00
Professional Services			
Accounting			2,100.00
Legal			500.00
Temporary Office Staff	<u>300.00</u>	<u>100.00</u>	<u>1,400.00</u>
Total Professional Services	<u>300.00</u>	<u>100.00</u>	<u>4,000.00</u>
Warehouse			
Supplies	83.00	83.00	996.00
Warehouse-Other	<u>83.00</u>	<u>83.00</u>	<u>996.00</u>
Total Warehouse	<u>166.00</u>	<u>166.00</u>	<u>1,992.00</u>
Total Expense	<u>20,912.00</u>	<u>19,962.00</u>	<u>272,815.00</u>
Net Income	<u><u>-26,176.00</u></u>	<u><u>-12,226.00</u></u>	<u><u>-248,383.00</u></u>