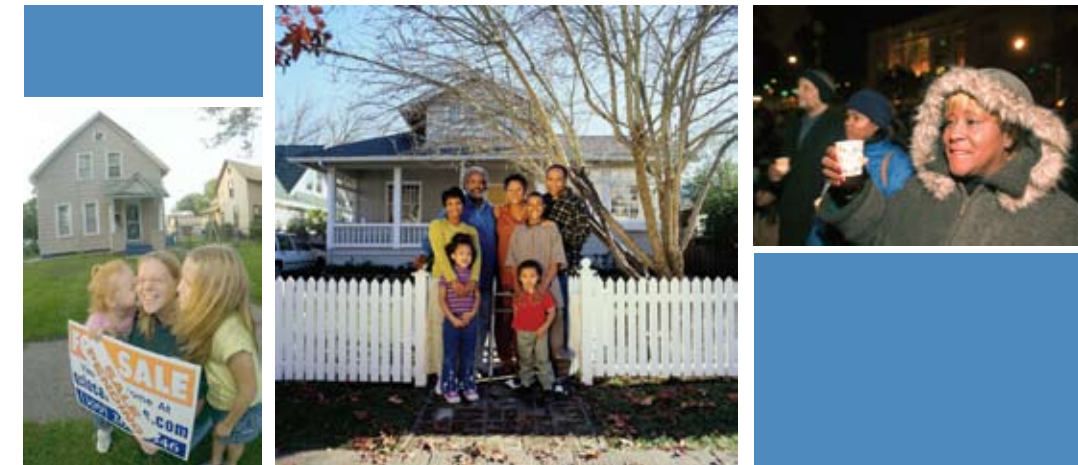


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2005 ANNUAL REPORT

housingactionillinois



June 30, 2006

To Our Members and Supporters:

“Action” is truly our middle name. And 2005 was indeed a year of success, thanks to the collective action of our members and allies. We are proud to have been leaders in the passage of the Rental Housing Support Program, the first new dedicated funding stream for affordable housing in the state of Illinois in over fifteen years. In addition, the technical assistance and training provided by our staff has helped many groups overcome development finance hurdles and create new affordable housing units to be enjoyed by individuals and families who need a roof over their heads—and a stable, economic floor under their feet.

Despite ongoing national and local budget priorities that make it difficult for our nation to fulfill its promise of “a decent home and suitable living environment for every American family” as expressed in the 1949 Housing Act, Housing Action Illinois continues to persevere toward this vision. As we enter our 20th year in 2007, we count on your active commitment to realize a just, diverse, and affordable housing market in Illinois.

Gail Schechter and Rob Schroeder, 2005 Board Co-Chairs

Save the Dates!

November 15, 2006: Annual Meeting in Springfield, 10 a.m. to 4 p.m.

Workshops in the areas of housing finance, housing counseling, and homelessness, a brief business meeting and a session to review and plan our 2007 advocacy agenda.

April 17 and 18, 2007: 20th Anniversary Convention in Springfield

Join us for our regular convention activities: workshops, plenary sessions, keynote speaker, networking, and a lobby day at the State Capitol. To celebrate our 20th Anniversary, we'll also be hosting a Gala Celebration at the Abraham Lincoln Museum on the evening of April 17!

HOW WE MEET OUR MISSION

A Champaign construction worker received \$250 from the state **Homelessness Prevention Fund** to help pay his rent after he was injured on the job and could not work. He said, “It allowed me to catch up on rent. It allowed me to get even with my bills and things. It worked out real well.”

Over 80 people attended our **Community Housing Developers Institute (CHDI)**, four two-day training workshops and an online course detailing the single-family home development process.

A single-mother and immigrant hospital worker in Rockford bought her first home for her family with the assistance of her employer, Swedish American Hospital, through the **REACH Illinois employer-assisted housing program**.

Because of the passage of the **Rental Housing Support Program**, the Chicago Low-Income Trust Fund will increase its total funding from \$7.5 million in 2006 to \$18 million in 2007, a 122% increase.

METEC, Peoria’s only HUD-certified housing counseling agency offering pre-purchasing and default counseling services was started with our **technical assistance to housing counseling agencies**.

Emerson Park Development Corporation in East St. Louis began construction of the 12-unit River City Affordable Homes with our **technical assistance to housing developers**.

In Mattoon, a “Homelessness Awareness Fair” during **Affordable Housing Week** increased the visibility of rural homelessness in East Central Illinois. After the event, the local newspaper pointed out that 3.5 percent of the local high school population reported themselves homeless.

Our **Illinois Assisted Housing Research Project (IHARP)** HOME report showed that Chicago’s HOME resources have only been serving about a tenth of the Latino population, although Latinos make up 30% of Chicago families living below the federal poverty line.



Funders

During 2005, the work of Housing Action Illinois was financially supported by our members and the following funders:

- Bank One Foundation
- Butler Family Fund
- Charter One
- Chicago Community Trust
- Community Shares of Illinois
- Federal Home Loan Bank of Chicago
- Freddie Mac Corporation
- Grand Victoria Foundation
- Harris Trust and Savings Bank
- Illinois Housing Development Authority
- JP Morgan Chase
- National City Bank of Michigan/Illinois
- LaSalle Bank
- Polk Bros. Foundation
- Retirement Research Foundation
- United States Department of Housing and Urban Development - Office of Community Planning and Development
- US Bank
- Woods Fund of Chicago
- Wells Fargo Home Mortgage

Organizational Overview

OUR MISSION

To increase and preserve the supply of decent, affordable and accessible housing in Illinois for low- and moderate-income households.

OUR VALUES

Housing is a human right. We believe in a society that promotes basic human needs such as decent and safe housing for all of its members. Public policy and government spending should ensure that the basic housing needs of all people are met.

OUR VISION

To create an environment where all Illinois residents, including people with the lowest incomes, have a voice in housing policy and community development. We seek to bring together community stakeholders such as residents, businesses, and government to work together to increase the supply and availability of affordable housing across the state.

OUR MEMBERS

Nonprofit organizations, local governments, for-profit companies, and individuals from across Illinois who care about affordable housing.

Membership in Housing Action Illinois provides a direct link to people across the state and the country with common concerns. Members also receive reduced registration fees at our annual convention and other workshops throughout the year. Member organizations also have voting rights at our Annual Meeting.

CONTACT INFORMATION

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2005 Selected Accomplishments

- Passage of SB 75, the Rental Housing Support Program, as part of the It Takes a Home to Raise a Child Campaign. The Rental Housing Support Program is a new dedicated funding source for housing low-income persons. We anticipate that the program will raise almost \$30 million annually to provide rental subsidies for about 5,000 households earning below 30% of the area median income.
- Continued our successful Community Housing Developers Institute (CHDI)—a four part workshop series focusing on single-family affordable housing development attended by over 80 participants.
- Provided direct technical assistance to 12 nonprofit developers that will lead to the creation of 77 units of affordable housing.
- Co-released with Latinos United and the UIC Voorhees Center, the third Illinois Assisted Housing Research Project (IHARP) report, evaluating the design and performance of the federal HOME program.
- Increased organizational membership by 117%, from 69 members to 150 members.
- Partnered with the Metropolitan Planning Council and the Illinois Housing Development Authority to expand REACH Illinois, a statewide employer assisted housing initiative.
- Re-introduced the *Illinois Community Development News*, a quarterly technical assistance newsletter for the nonprofit housing development community.
- Created www.housingmatters.net, an e-mail alert system with more than 800 individual members who care about affordable housing in Illinois.
- Conducted 6 focus groups, with a total 71 participants, statewide to develop strategies to improve member communication and involvement.
- Created the DeKalb County Housing Action Coalition and continued to support other local housing advocacy groups around the state.
- Coordinated Affordable Housing Week, resulting in 26 events throughout the state with over 800 people in attendance.
- Offered 8 trainings that were attended by over 225 housing counselors statewide and that resulted in the certification of 33 new housing counselors.

2006 Primary Goals

- Increase state Homeless Prevention funding in fiscal year 2007 to \$11 million compared to \$5 million in fiscal year 2006. (Completed.)
- Assist Illinois' victims of domestic violence and sexual assault to access and maintain safe rental housing through passage of the Safe Homes Act. (Completed.)
- Increase our membership to 200 organizations in all areas of the state. (Ongoing.)
- Expand REACH Illinois to 10 employers in 4 different geographic areas of the state. (Halfway there.)
- Expand training opportunities for non-profit housing developers and housing counseling agencies. (Ongoing.)
- Provide direct technical assistance to nonprofit housing developers and housing counseling agencies. (Ongoing.)
- Continue to work on federal budgetary, legislative, and administrative issues as a state partner of the National Low Income Housing Coalition. (Ongoing.)

Financial Statements for the Year Ended December 31, 2005

REVENUE		
Government Contracts	\$396,398	56%
Private Grants	\$254,678	36%
Membership Dues	\$26,167	4%
Other	\$33,970	5%
TOTAL	\$711,213	100%
EXPENSES		
Technical Assistance and Training Program	\$229,883	42%
Public Education Program	\$154,187	28%
Policy Advocacy Program	\$55,290	10%
Management and General	\$82,668	15%
Fundraising	\$29,421	5%
TOTAL	\$551,449	100%
NET ASSETS AT THE BEGINNING OF YEAR		\$108,841
NET ASSETS AS THE END OF THE YEAR		\$268,605



2005 Board of Directors

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Western Egyptian Economic Opportunity Council, Steeleville

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Office Manager

Thanks to Sam Finkelstein for his work on our staff during 2005.