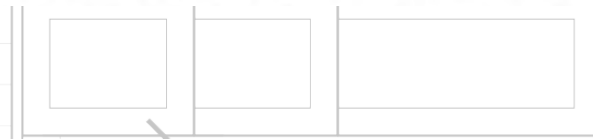


YACHAD

BUILDING BRIDGES BY BUILDING COMMUNITIES

INFORMED
CONCRETE SLAB



EXTEND WOOD DECK
PAST PORCH



2016 Annual Report

Mission statement

Yachad brings communities together to preserve affordable housing and revitalize neighborhoods throughout the Washington, DC metropolitan area. Yachad means *together* in Hebrew and that's how we do our work: in partnership with homeowners, houses of worship and community stakeholders. We mobilize volunteers, invest financial resources, and work *together* to transform people and properties. Our mission is rooted in the Jewish responsibility to seek justice by engaging in acts of loving kindness. We welcome people of all faiths to share in our work to keep our communities inclusive and vital.



2016 – A Breakthrough Year

For a quarter century, Yachad—which means “together” in Hebrew—has worked in the District of Columbia to bring divergent communities together to revitalize neighborhoods and preserve affordable housing through single family home repair work and nonprofit facility renovations.

In 2016, our 26th year, we reached a major turning point that brought us to a new level of service. A \$1 million dollar grant from the National Fair Housing Alliance, a long-time Yachad partner, made it possible for us to extend our target area to Prince George’s County, Maryland, and deepen the scope of our home preservation work. For example, we now have the capacity to repair entire roof systems rather than just patch a roof, replace dilapidated kitchens rather than just repair broken cabinets, and upgrade dangerous electrical and plumbing systems rather than just fix a leak or a faulty outlet.

We are delighted by and grateful for this growth and determined to stay true to our core mission to focus on serving the housing needs of lower income homeowners and providing individuals, groups, teens and real estate professionals with hands-on opportunities to improve housing, neighborhoods and commercial areas.



“In Jewish life we move from house to house, imbuing sacredness to each space by virtue of the activities that take place there. A person needs a home, an anchor of stability; in this changing, chaotic world, every soul needs to be an island of repose.”

–Dr. Erica Brown,
Jewish scholar, writer, educator and
Yachad Mitzvah Party sponsor



Mobilize:

Yachad creates synergies among people and institutions that have a mutual stake in preserving their community. Strategic mobilization allows Yachad to maximize the impact of every dollar that we spend.

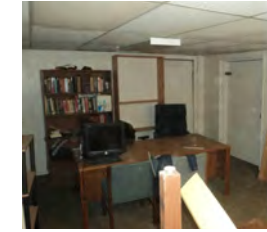
Building on a Solid Foundation

Since our formation by Jewish housing activists in 1990, Yachad has bridged religious, ethnic and local geographic divides to bring disparate communities together to overcome Washington's persistent lack of safe, adequate affordable housing. We have mobilized people—skilled professionals and unskilled volunteers—and invested in the transformation of housing, neighborhoods and residents.

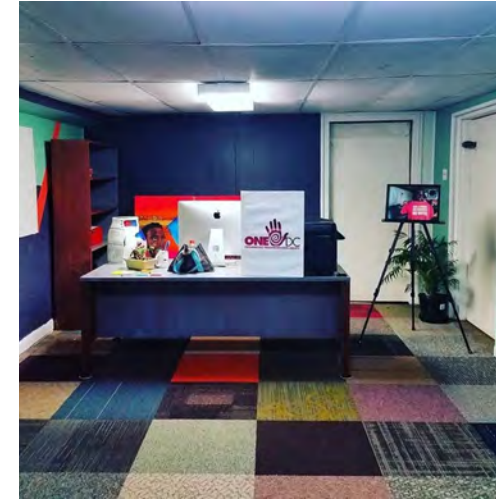
In 1992, we launched Sukkot in April to organize volunteers from area synagogues to spend a springtime Sunday making the homes of low-income homeowners safe and functional. Next, the Faith to Faith Community Development Program began building partnerships between Jewish real estate professionals and primarily African-American houses of worship to restore dilapidated properties in their neighborhoods.



Homeowners learning basic drywall repair



Black Worker's Center before renovation



Newly carpeted and painted Center

Over the decades, Sukkot in April became Sukkot in Spring with a longer work schedule and volunteers of all ages from throughout the Jewish community, other non-profits and corporations. We instituted a homeowner's education program to provide clients with the knowledge and tools to maintain their homes. And to the Faith to Faith program, Yachad added the Neighborhood Development Assistance Program offering real estate development and construction assistance to nonprofit facilities to help them preserve their properties. Ramp It Up! has engaged teens in meaningful community service for over 10 years.

In the fall of 2016, we helped the Black Workers Center in Anacostia create new computer space for its clients. Yachad also partnered with the Weissberg Foundation, the National Arboretum and the Washington Youth Garden to plan and construct a new educational pavilion on the Arboretum grounds.

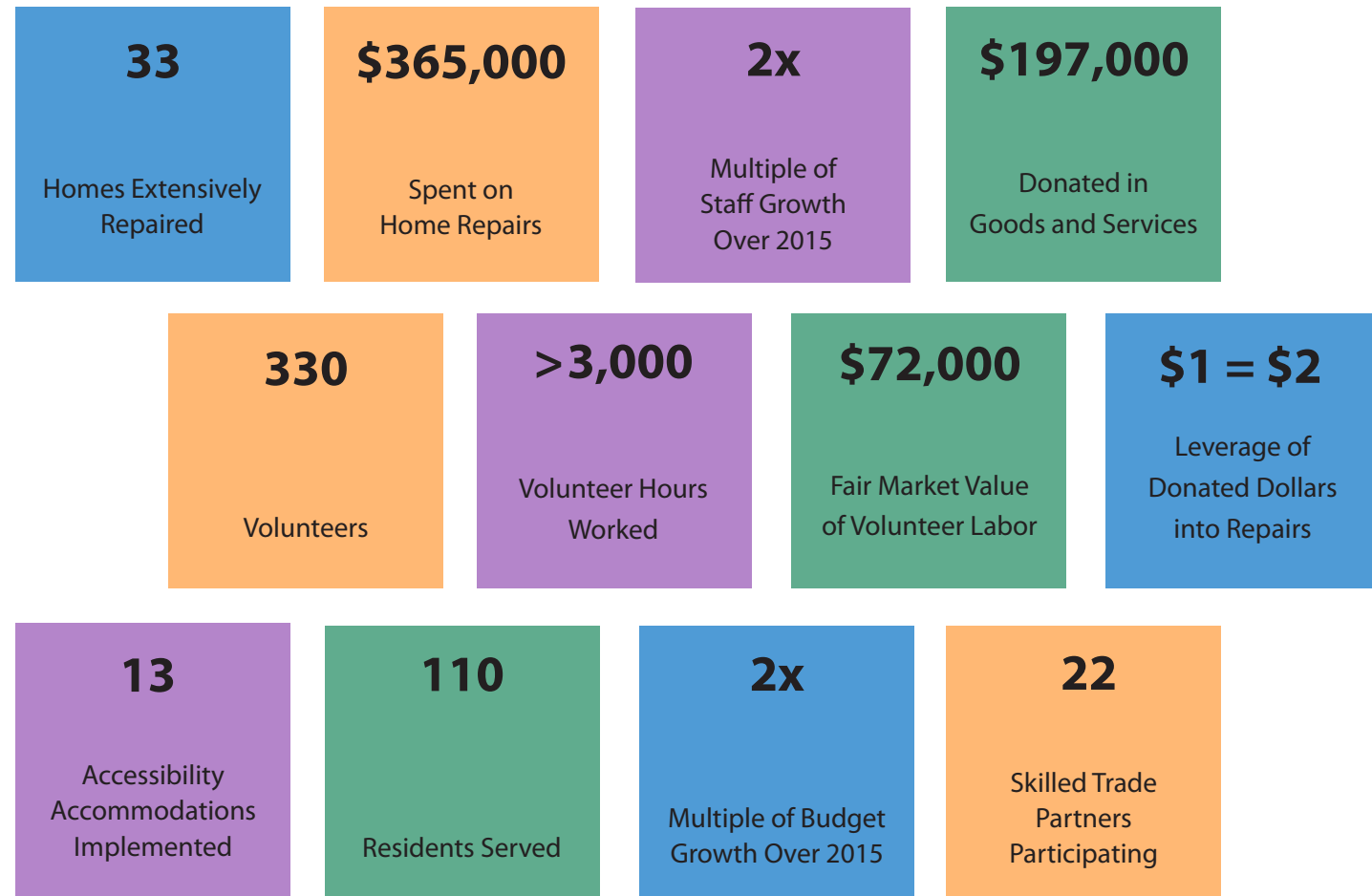


Washington Youth Garden Pavilion

Invest:

Our investments impact our communities in multiple ways. Generous contributions pay for roofs, kitchens, bathrooms, electrical, plumbing and drywall, thus creating safe and habitable homes, increasing home value and creating new equity for the homeowners. As a result, family financial stability is renewed for years to come.

2016 By the Numbers:



In addition to the National Fair Housing Alliance, major donors were:

\$30,000 +
Morris and Gwendolyn Cafritz Foundation
Local Initiative Support Collaborative

\$5,000 +
John and Cora Davis Foundation
Lois and Richard England Family Foundation
Sandra Reznick
The Share Fund
Howard Stanfield Memorial Fund of the Isidore Grossman Foundation
Barney Shapiro, Tenleytown Trash
Weissberg Foundation

\$2,500 +
Amcha for Tsedakah
Capital Bank
Cornerstone
Lawrence and Melanie Nussdorf
Irma Poretsky
ReVision, Dr. Roy Rubinfeld
Tina and Albert Small, Jr. and family
Nancy Taylor Bubes and Alan Bubes
Temple Rodef Shalom Ohel Ya'akov Fund
Delbe Management



National Fair Housing Alliance has partnered with Yachad for 10 years, providing funds to Yachad to perform repairs and increase accessibility for homeowners throughout the DC metro area.

NFHA understands that in many cases, homeowners are unable to afford the costly repairs needed to maintain safe, healthy homes. YACHAD's homeowner services allow long-time homeowners to stay in their homes, increase property values, and help families build wealth across generations.

We are pleased to support Yachad's outstanding work providing single family home repair services to lower-income families and to persons with disabilities throughout the District of Columbia and surrounding areas.

-Shana Smith
President and CEO
National Fair Housing Alliance

Transform:

The impact of Yachad's work reverberates from property to property transforming families, homes and neighborhoods. Our homeowner education classes create a greater self-reliance and the ability to maintain the home. Homeowners and community stakeholders work side by side with Yachad volunteers in a united effort to rebuild homes and neighborhoods. In the process, everyone involved is transformed.



The Jackson Family

Ms. Renee Jackson and her family—four teenage to young adult daughters and four granddaughters—live in a typical Washington-area two story colonial house. Ms. Jackson has multiple sclerosis and uses a motorized wheelchair. Ms. Jackson is raising all these young people on her own. She is able to walk for short distances but finds herself quickly exhausted.

Yachad's Ramp It Up! Program built a 50' ramp along the back of the house during the summer of 2015. Twenty teens built this ramp over two weeks working under the supervision of a contractor. In 2016, Yachad continued its work to make critical interior accessibility modifications. Ms. Jackson is overjoyed by all the renovations to her home.



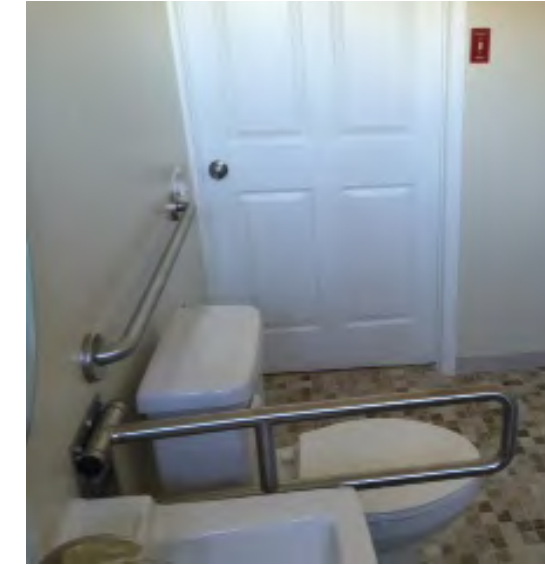
Before



After: Teen builders on completed ramp with Mrs. Jackson and her family

Main floor accessibility renovations

The Jackson bathroom was made accessible by changing the lay-out, adding a roll-in shower, grab bars, new flooring, and shower tiling. A new first floor bedroom was created adjacent to the new bathroom creating an accessible master suite. Before this space was created, Mrs. Jackson had to crawl up the stairs to reach her bedroom. She now has a private space to call her own.



Ms. Jackson was not able to cook or prepare simple meals for her family prior to Yachad's renovation work. The appliances, cabinets, even the sink were inaccessible to her from her scooter. After the renovation, she can prepare and cook meals for her family.



Renovations to the Jackson bathroom and kitchen

A letter to the Yachad staff,

I needed to say I am so grateful for everything you & your team have done. When we first met I'd told you I viewed myself as a nobody. I no longer see that about myself. It's been a long time since I have cooked dinner & baked!! I don't feel as a burden to my children & grandchildren anymore. I'm strong again, Audrey. I'm still dealing with the effects of MS but life has gotten so much easier & I have no desire to leave my home. I am somebody & I will continue to raise my children & grandchildren.

*Sincerely,
Renee Jackson*



After the paint dries, the furniture is back in place and dust re-settles, the Yachad volunteers and the homeowners will remember that on one special day, a group of strangers descended on a house and magic happened. Relationships formed over scraping old paint, pulling up kitchen tiles and caulking bathtubs. Strangers became friends over a bucket of paint.

—Audrey Lyon,
Yachad Executive Director

Thanks to Yachad's Construction Partners

Acker & Sons
 Added Dimensions Inc
 ALCO Appliance
 BioTech Pest Management
 Community Forklift
 Fairfax Cooling and Heating
 Feldman Home Improvement
 Fry Plumbing Heating
 Higher Power Electrical
 Jose Neftali
 JKJ Electric
 The Kennedy-Warren
 LAYC YouthBuild
 Loudoun Contracting
 National Arboretum
 Nelson's Welding, Inc.
 O'Neill Stairlifts
 Plus Contracting
 JE Richards
 Silco
 Specialty Rain Gutter Services
 Stoiber & Associates, AIA
 TW Perry
 Wood & Whitacre

Sukkot in Spring Home Repair Sponsors:

Adas Israel Congregation
 Adat Shalom Reconstructionist Congregation
 John Eichberg family
 Temple Micah
 Temple Sinai
 Tifereth Israel Congregation
 The Mystery Club
 University of Maryland Hillel
 Washington Hebrew Congregation

A Home for the Holidays Home Repair Program

Erica and Jeremy Brown
 The JBG Companies
 Renaissance Centro

Special thanks to the hundreds of volunteers who tirelessly provided hours of work to help another person.

Board of Directors

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 Joseph Firschein
 Benjamin Funk
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 Sam Hollman, Secretary
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 Irma Poretsky
 Rabbi Amy Schwartzman
 Michael Sigal
 Tina Small
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 Nina Weissberg

Audrey Lyon, Executive Director

DESIGN: Kessler Design PHOTOS: Sue Dorfman, Dan Berkovitz, Mark Wolff, Laura Bingham, Mitchell Liebeskind and Jennifer Sullivan

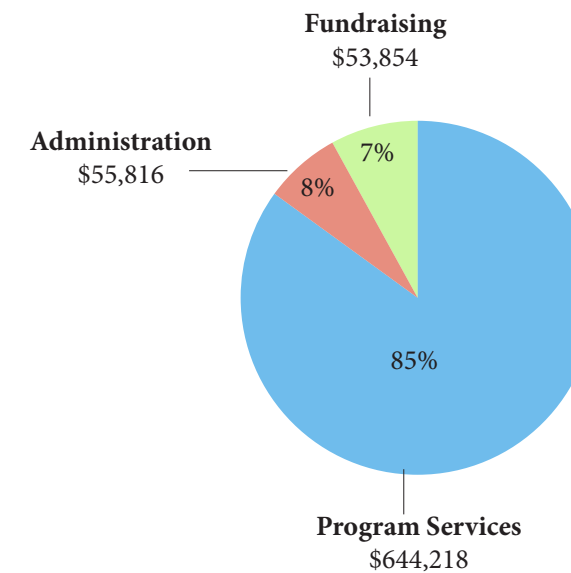
Financials:

Yachad took a giant leap forward in 2016, thanks in part to major new financial resources that will allow us to expand our housing and redevelopment work into Prince George's County, multiply the number of houses we repair and intensify the amount of work we can do on each house. Together with our long-standing collaborators and new partners, we anticipate a dynamic and fulfilling 2017.

–Ilan Scharfstein, President,
 Yachad Board of Directors

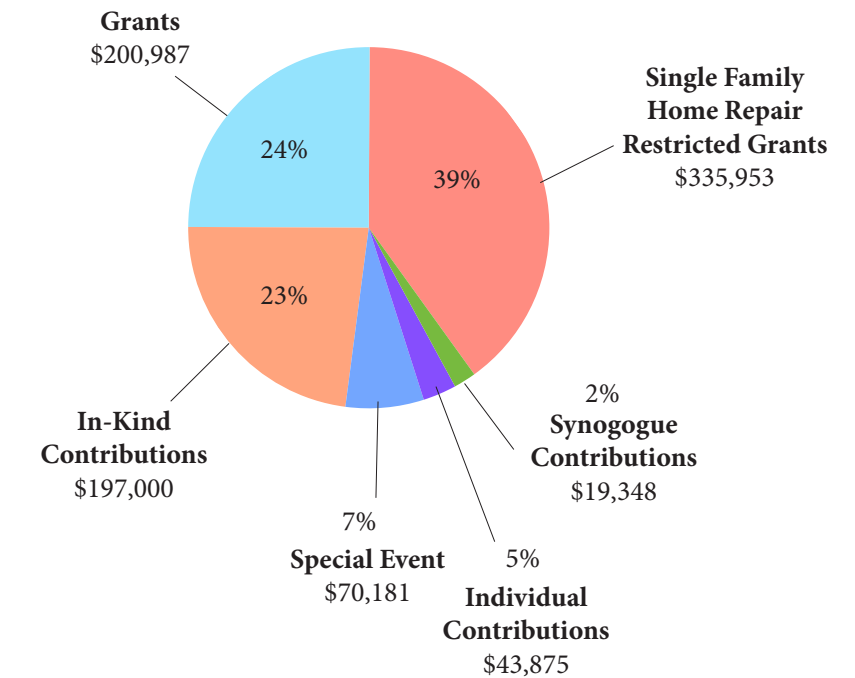
Fiscal Year 2016 Expenses

\$753,888



Fiscal Year 2016 Revenues

\$869,344

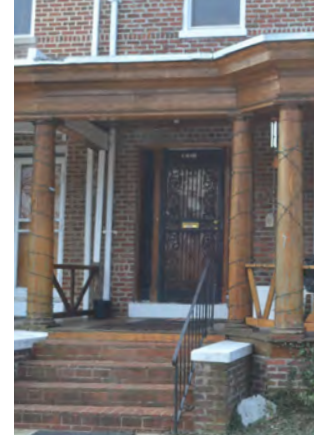
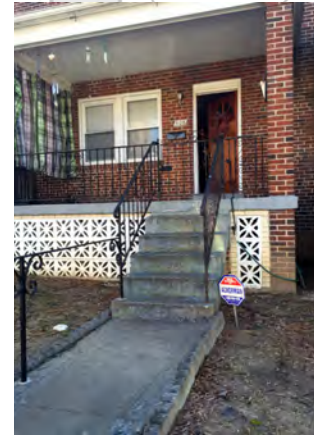
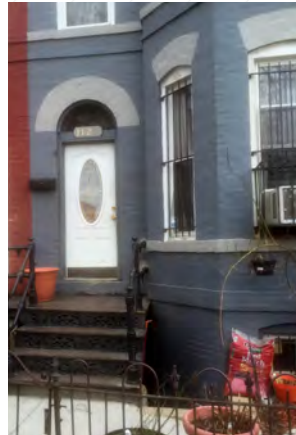
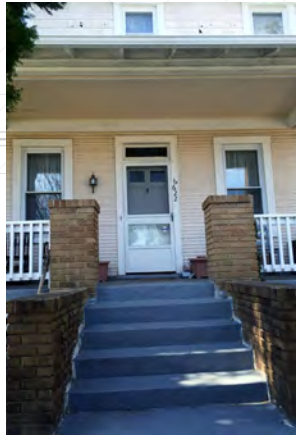


These are excerpts from our Financial Review Statement.

You may obtain a full copy of the statement from:

Yachad

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 Silver Spring, Maryland 20910



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202-296-8563

www.yachad-dc.org



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