



Creating Hope

IMPACT REPORT 2016-17



Serving 1,700 seniors

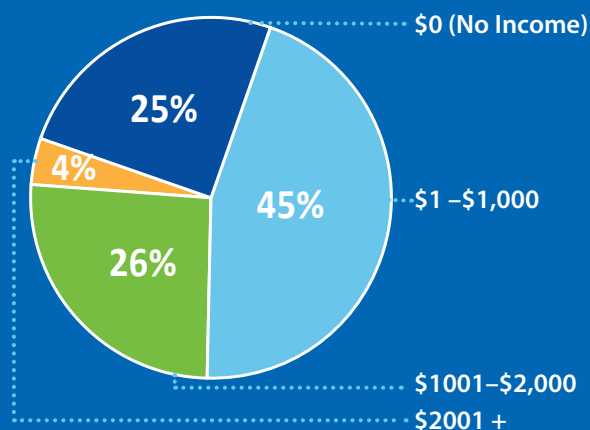
A SNAPSHOT OF OUR WORK IN 2016-17

OUR HOUSING PROGRAM provides assistance in obtaining and maintaining permanent affordable rental housing for very low-income seniors 55 years and older, who live in Multnomah County and are capable of independent living. This year, the 1,534 seniors who received housing support include:

- 49% Women
- 51% Men
- 27% Elderly (65 years+)
- 76% Disabled
- 37% People of Color
- 14% Veterans
- 7% Chronically homeless

\$895 is the average amount NWPP spends per client to help move them into affordable housing or for rental assistance to maintain affordable housing.

Total monthly income of NWPP clients



HOUSING PROGRAM OUTCOMES

236 people were placed into permanent housing

92% of people placed in permanent housing were still successfully housed after 12 months

270 people received rent assistance to prevent an eviction

90% of people who received rent assistance were still successfully housed after 12 months

Why is this important? When we help someone move from homelessness or temporary living situations into housing that is affordable and without time limits, we call this "Permanent Housing Placement". Permanent housing placement may include locating the apartment, completing or paying for the application process, paying a deposit or first month's rent, coordinating the physical move, providing basic furniture to get started, or any combination of these services.

Eviction prevention services may include financial help, advocacy with landlords, coordination of in-home services, budgeting, referrals to healthcare providers – in short, anything that stabilizes seniors in their current housing or helps them access more stable housing.



“Now that NWPP helped me stabilize my housing, I am able to focus on other parts of my life and plan for my future. I feel like I can really enjoy life again.”

– Elizabeth
NWPP client



LEE, age 67

After decades of unstable housing, Lee moved into a permanently affordable apartment with help from NWPP. He pays 30% of his income in rent and utilities. "I really don't have the words to properly express my gratitude to NWPP for all you have done for me. Permanent affordable housing means I no longer have to stress about my future."

Lee has been permanently housed in his apartment since late 2015. All seniors who receive placement or rental assistance through NWPP also receive follow-ups at 3, 6 and 12 months to make sure they continue to do well. Tracking outcomes is important to NWPP because it helps us understand whether our assistance creates long-term housing stability for the seniors we serve. We are committed to creating housing plans that have lasting success.



HUGO, age 80

NWPP helped Hugo move into subsidized housing in 2009 and has maintained a relationship with Hugo over the years to ensure his stability in housing. Hugo speaks English as a second language, so NWPP staff and volunteers have helped him get to medical appointments, fill prescriptions, complete paperwork and arrange for his

meals on wheels. "NWPP staff and volunteers help me navigate through life, especially with my medical care. They check in on me and help me like old friends."

OUR TRANSPORTATION PROGRAM provides nearly 2,000 rides per year for seniors living in downtown Portland for medical appointments, shopping and business.

Average miles per week: **476** (or **24,752** miles per year)

Rides for medical: **48%**; life-sustaining medical: **11%**



OUR VOLUNTEER PROGRAM Northwest Pilot Project programs are successful because we are supported by loyal volunteers, who donate time, energy, expertise, supplies and financial assistance.

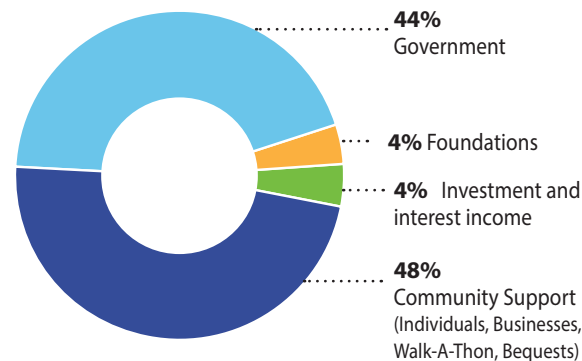
192 Individuals, 11 faith-based groups, } **7,645** volunteer hours
2 schools, 5 non-profits }



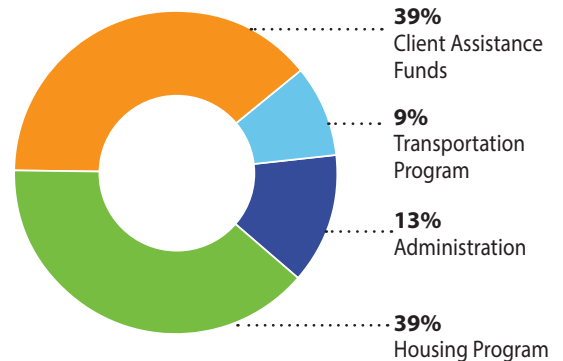
DEMONSTRATED SOUND FISCAL MANAGEMENT

The financial information shown represents Northwest Pilot Project's unaudited* financial overview for fiscal year 2016-17.

Support & Revenue: \$2.86M



Operating Expenses: \$1.89M



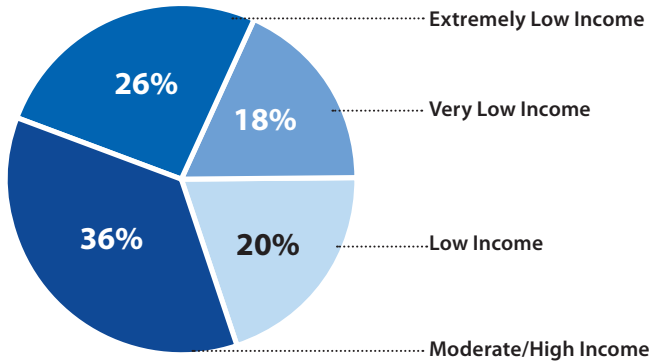
*Our completed financial audit will be available to view in November 2017 at nwpilotproject.org/about/financial-report.php



State of Affordable Housing

The local affordable housing crisis continues to deepen. We continue to see a growing gap between the number of extremely low income individuals and families needing housing and the number of apartments *affordable* to them. Ending homelessness will depend largely on the community's success in reducing this gap. The latest Census Bureau data (2014) shows a deficit of 25,430 affordable apartments for the lowest income renters in Multnomah County.

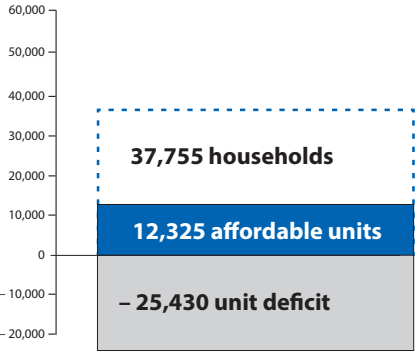
Total Renter Households = 142,990 Multnomah County



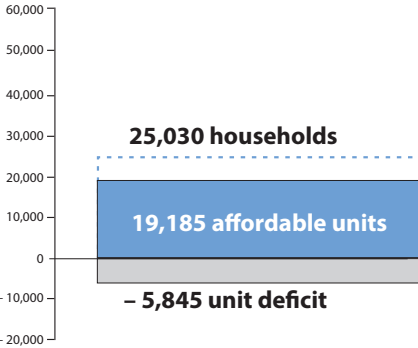
Extremely Low Income Households	Very Low Income Households	Low Income Households
0–30% MFI Income	31%–50% MFI Income	51%–80% MFI Income
Less than \$1,308 for a single person	\$1,309 – \$2,179 for a single person	\$2,180 – \$3,488 for a single person
Affordable rent <\$392 for a single person	Affordable rent \$393 – \$654 for a single person	Affordable rent \$655 – \$1,046 for a single person

Median Family Income (MFI) in 2017. HUD defines affordable rent as paying no more than 30 percent of income for housing.

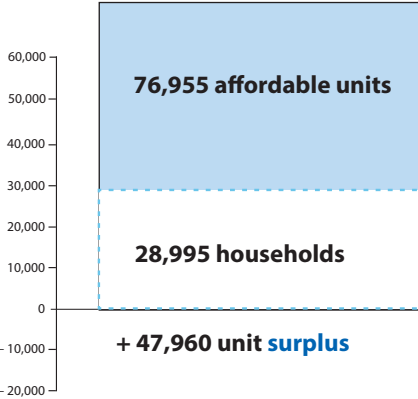
Extremely Low Income (0–30% MFI)



Very Low Income (31–50% MFI)



Low Income (51–80% MFI)



Creating hope

It sounds both aspirational and a bit like wishful thinking. But for NWPP, hope is often the first step to securing permanent housing. We know hope isn't a tangible item, yet it's something that we hold on to, and for good reason: it's the power of positive thinking and the faith and belief that things can and will get better.

Hope has been a core value of Northwest Pilot Project since its founding in 1969, and it remains at the center of what we do, embodied in our mission statement and in the daily work of all NWPP staff. It's as important as the rent assistance, transportation and home and health supplies we provide our clients.

Hope keeps us and our clients looking forward. The impact of the current housing crisis on those we serve mean that many clients now must wait up to three years before an affordable permanent housing situation is available for them. There simply are not enough rental units available at an affordable rent for the low and very-low income people we serve, many of whom make less than \$15,000 per year.

But hope doesn't stand alone at NWPP.

With your support and partnership, NWPP made a real and tangible difference to more than 1,700 low and extremely low-income seniors last fiscal year. Over 500 seniors received assistance to move into or maintain affordable housing, and almost 200 people accessed rides through our transportation program. This demonstrates a high level of effectiveness for an organization of 12 full-time and four part-time staff, a dedicated group of volunteer board members, and an annual expense budget of \$1.89M.

In this report you'll find details and statistics about our services for the past fiscal year; a summary of our financial data; and an overview of what we call "the housing gap". I hope you will find this report informative and interesting. On behalf of the board and staff of Northwest Pilot Project, thank you.

With appreciation,



Laura Golino de Lovato, Executive Director



HELP US IMPACT LOW-INCOME SENIORS

OUR MISSION: Northwest Pilot Project offers opportunities for a life of dignity and hope to very low income seniors in Multnomah County by solving housing and transportation needs.

Our goal is safe, affordable, permanent housing for all seniors in Multnomah County who are homeless or at risk for homelessness.

Your donation to Northwest Pilot Project will help us make this goal a reality while benefiting our community.

Learn more and make a secure online donation, visit our website at nwpilotproject.org/donate or call 503.227.5605.



**NORTHWEST
PILOT PROJECT**

1430 SW Broadway
Suite 200
Portland, OR 97201

HOUSING SENIORS
CREATING HOPE
PILOTING CHANGE

