



## E-Newsletter *Loaves and Fishes*

Volume 21  
October 2007

Read on for information about the new financing opportunities for affiliates, changes to the HFHC board of directors and the prison partnership program, fundraising ideas, and training opportunities, and more! HFHC would like to include more of our supporters on our newsletter list. If you would like to add someone to the list, or if you would like to remove your name, please send a message to [julie@habitatcolorado.org](mailto:julie@habitatcolorado.org).

### Affordable Financing: A New Affiliate Resource from HFHC

Sometimes a commitment to increasing production and capacity just aren't enough – and neither are the resources needed to get there. Cash flow constraints and lack of working capital often mean missed opportunities for growing affiliates – in the form of land acquisition, multi-family or alternative construction models, or simply managing the timing of multiple builds.

Thanks to a powerful new partnership, your affiliate may be able to find solutions to these issues with affordable short-term financing. HFHC, in partnership with Mile High Housing Fund, has secured an investment from Wells Fargo Community Development Corporation to create a revolving loan fund to assist growing affiliates to meet the needs of their communities. Secured loans will be extended to affiliates at a rate of 6% over a two-year term, and extensive technical assistance will be provided throughout the application and underwriting process. Requests for \$20,000 - \$1,000,000 will be considered. Contact Erika Lindholm, Affordable Housing Program Director, at [erikal@mhhf.org](mailto:erikal@mhhf.org) or 303.832.0995 or [Stefka@habitatcolorado.org](mailto:Stefka@habitatcolorado.org) for more information on the program, or to apply for a loan.

This program complements the interest-free revolving loan fund already available through HFHC. Funds are currently available through both loan programs, so call today!

### Ch-ch-ch-ch-changes!

#### HFHC Board of Directors: Lean and Mean for 2008

On September 9, 2007 the Habitat for Humanity Board of Directors made the historic decision to revise the governance structure of the organization to a twelve-member board, elected directly by affiliates. The new structure will allow the organization to meet its strategic goals by developing a high-level group of committed individuals with the knowledge, skills, and ability to position HFHC as a leader in Colorado affordable housing, and to maximize the resources available to affiliates to better serve more families.

Input and active involvement from affiliates across the state has never been more important than it is now. **The creation of this new board is in the hands of affiliates.** HFHC encourages you to review the following timeline, and begin considering how your affiliate will participate – will you nominate a board member? Join a committee? Set aside time at your board meeting to consider candidates?

November 30 Packets sent to affiliates outlining the nomination process and calling for

nominees

|            |   |
|------------|---|
| February 1 | Nominations due to HFHC Committee                             |
| February   | Committee screens and interviews candidates, creates profiles |
| March 1    | Slate and candidate profiles sent to affiliates with ballot   |
| April 15   | Ballots due from affiliates                                   |
| April 20   | Votes counted and announced                                   |
| May 17     | New and current board attend Camp Colorado                    |
| July       | New board terms begin   |

HFHC board and staff will be in constant contact with affiliates throughout this process, and are always available for questions or technical assistance. Thank you so much for your faith in HFHC and in our fabulous affiliates!

## Cornerstone Project applications due November 1st!

HFHC is launching the second round of the Cornerstone Project, which utilizes research-proven methods and a combination of resources to assist affiliates who wish to increase production and move to the next level of organizational capacity. HFHC will select three affiliates as Cornerstone Partners for 2008.

The Cornerstone Project encompasses three primary components:

- Consulting partnerships
- Professional resources
- Strategic investments

Applications are due to HFHC by November 1, 2007. Contact Karen Kallenberg at [Karen@habitatcolorado.org](mailto:Karen@habitatcolorado.org) for questions.

## NEWS YOU CAN USE

### CHANGES TO THE PRISON PARTNERSHIP PROGRAM

After much discussion, Habitat for Humanity of Colorado and the Crowley County Correction Facility, Prison Partnership Program have decided to change the process on how to order cabinets and trusses through the program. We hope that this new process will make things more efficient for everyone. The new process will take effect immediately. Please watch your email, snail mail and fax machines for these new processes. If you have any questions, please don't hesitate to call or email Julie Lippard at 303.454.8965 ext. 3, or [julie@habitatcolorado.org](mailto:julie@habitatcolorado.org).

## FUN FUND & FRIENDRAISING IDEAS

The holiday season is right around the corner! This time of year, when our thoughts turn to gratitude, blessings, and gifts given and received, is also the season for many individuals to support their favorite charities. What opportunities to give will your affiliate offer to your community?

Here are some of the ways that affiliates have engaged their community's holiday spirit:

- Pumpkin Patch
- Neighborhood Trick-or-Treat
- Holiday Cards
- Holiday-themed home sponsorships

- Holiday open houses
- Gingerbread house sales
- Gingerbread house competition
- Holiday-decorated dollhouse competition

## HFHC BUILDING BLOCKS FOR SUCCESS

Habitat for Humanity of Colorado is currently developing a training plan for affiliates across the state. The theme for this year's training plan is *Building Blocks for Success*. The quality assurance building blocks represent a commitment to consistency and performance across the Habitat ministry. Habitat for Humanity International has identified seven building blocks which make up the Quality Assurance Checklist. The building blocks include: Covenant, Service Delivery, Governance, Human Resources, Financial Management/Legal, Resource Development and Partnering. HFHI maintains that "Affiliates will use best efforts to comply with the Quality Assurance Checklist."

HFHC believes these building blocks are essential for building a solid foundation for affiliates to have successful operations and programs. With these building blocks in place, affiliates will be able to sustainably serve more families.

### HFHC's training plan will include:

Statewide Conference, Camp Colorado: *Building Blocks for Success*  
 Cluster Trainings on the quality assurance building blocks  
 Networking Opportunities  
 Conference Calls

HFHC is hosting a call for affiliates to discuss the Quality Assurance checklist and answer affiliate questions. Amy Davies, HFHI Risk Prevention and Response Specialist, will be leading the call.

Quality Assurance Checklist Conference Call with HFHI  
 Wednesday, November 28  
 3 pm-4 pm  
 RSVP to [Karen@habitatcolorado.org](mailto:Karen@habitatcolorado.org)



### Grants Management Corner

**CHFA TRAINING – November 7, 9:30-11:30AM.** Please join HFHC either in person or by phone for training with key staff from CHFA and HFHC on the accelerated asset recovery program for 2008. If your affiliate plans to sell a mortgage in 2008, attendance by at least one affiliate representative is **MANDATORY** and will be required to receive a 2008 allocation. The training will be held in the HFHC offices, or you can join by phone at 1-800-839-9416,

passcode 4548965. Please RSVP to Irene at [irene@habitatcolorado.org](mailto:irene@habitatcolorado.org) or call with questions at 303-454-8965, ext.2.

## What's New?

@ HFHC

### Volunteer Internship Opportunity with Habitat for Humanity of Colorado

Habitat for Humanity of Colorado is seeking students or individuals interested in learning about affordable housing issues from within a non profit organization playing a central role in eliminating poverty housing through the development of resources and collaborative partnerships. Roles and responsibilities focus on supporting the goals of HFHC through program coordination. For

complete job description please visit HFHC's website at [www.habitatcolorado.org](http://www.habitatcolorado.org).



# Training Calendar

Habitat for Humanity of Colorado

Limited scholarships for technical assistance and training for board and staff members are available – email [Stefka@habitatcolorado.org](mailto:Stefka@habitatcolorado.org) with your request. Visit HFHC's webpage often for updates or additional information on new training opportunities!

## UPCOMING TRAINING EVENTS



### **JVA Consulting**

*Engaging Baby Boomers and Donors, Staff and Volunteers*

Monday, October 29, 2007

1-4 pm

Loveland

### *Executive Director Academy*

An intensive course for prospective, new and learning executive directors—will include sessions on management, governance, fundraising, finances, marketing, grantwriting, evaluation and more, all tailored to the new director just getting his or her feet wet in the nonprofit world.

Six week course October 17 through November 29

Denver

For more information visit <http://www.jvaconsulting.com> .



### **Energy Outreach Colorado**

Tuesday, October 30, 2007

Marriott City Center, Denver

Register Early! Space is limited!

For a registration form, go to:

<https://ssl.electricstores.com/ceafnew/conf/registration.asp>



### **HFHC/CHFA Training**

#### **CHFA Mortgage Sales 2008 - MANDATORY**

Wednesday, November 7, 2007

HFHC offices or conference call

9:30 am- 11:30 am

Please join us either in person or by phone for training with key staff from CHFA and HFHC on the accelerated asset recovery (mortgage purchase) program for 2008. If your affiliate plans to sell a mortgage through this program in 2008, attendance by at least one affiliate representative is **MANDATORY** and will be required to receive a 2008 allocation. The training will be held in the HFHC offices, or you can join by phone at 1-800-839-9416, passcode 4548965.

Please RSVP with the name of your representative and your physical address to [irene@habitatcolorado.org](mailto:irene@habitatcolorado.org)



### **Community Resource Center**

The Basic of Nonprofit Budgeting

Wednesday, November 7, 2007

1-4 pm

Denver

For more information visit <http://www.crcamerica.org>



**Colorado Nonprofit Association**

Recruiting and Retaining Employees: Making the Grass Greener on YOUR Side of the Fence  
Wednesday, November 7, 2007  
9-10:30 am  
Denver

**Colorado Nonprofit Association**

Principles and Practices 101 and Strengthening Philanthropy  
Tuesday, November 13, 2007  
Loveland  
9 am- 1:30 pm

**Colorado Nonprofit Association**

Principles and Practices 101 and Strengthening Philanthropy  
Thursday, November 15, 2007  
Grand Junction  
9 am- 1:30 pm

For more information and to register visit [www.coloradononprofits.org](http://www.coloradononprofits.org)



**Community Resource Center**

Strengthen Your Organization's Message  
Tuesday, November 27, 2008  
1-4 pm  
Denver

Discover the step-by-step techniques you can use to support future talks, printed materials, and e-designs. Learn how to:

- incorporate stories into your presentations
- integrate guiding images into your central themes
- embed key messages into attention-getting stories

For more information and to register visit <http://www.crcamerica.org>



**HFHC/HFHI Quality Assurance Checklist with Amy Davies, HFHI**

Risk Prevention and Response Specialist  
Wednesday, November 28, 2007  
3 pm- 4 pm  
Conference Call please RSVP to [Karen@habitatcolorado.org](mailto:Karen@habitatcolorado.org)



**HFHC / CDOH Grant Training with Robert Thompson, CDOH Asset Manager**

Thursday, December 6, 2007  
10:00 a.m. to 12:00 p.m.  
Conference Call



**Homebuyer Education Training**

For more information about these training and a schedule of classes, please click on the following link:  
[http://www.chfainfo.com/documents/HBE\\_Class\\_Schedule\\_081307.pdf](http://www.chfainfo.com/documents/HBE_Class_Schedule_081307.pdf)  
or visit our website!



**Building Blocks for Success**  
**May 14-17, 2008 • Estes Park**  
**CAMP COLORADO!**

May 14-17, 2008

YMCA Camp in Estes Park.

A new addition to Camp Colorado this year will be an Executive Director's Retreat on Wednesday, May 14. Workshops will begin for all other conference participants on Thursday, May 15.

If you would like to be a part of the conference planning committee please email [karen@habitatcolorado.org](mailto:karen@habitatcolorado.org)

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