With his business up and running successfully, he turned his attention to buying a home. It was our first-time homebuyer classes that helped Luis and his wife navigate the home-buying process.

Luis’ experience embodies the ‘American Dream’ and how we are working to create healthy neighborhoods—thriving small businesses and invested residents that get involved and give back. The proud father, business owner and homeowner is now volunteering for ReImagine North of Main, one of our key initiatives, to make a great Fitchburg neighborhood.

2016 was our first full year as NewVue Communities, a regional organization that serves nearly a quarter of a million of residents in 22 communities. Our mission remains the same: creating strong and healthy neighborhoods where residents choose to live, work and invest. We invite you to join us in our efforts to transform neighborhoods as we SERVE, BUILD, INNOVATE and INVEST. These operating principles are key to Transforming Neighborhoods.
OUR MISSION
Led by community members of diverse incomes and backgrounds; we develop quality housing, create economic opportunities, and foster civic engagement in North Central Massachusetts.

OUR VISION
We envision healthy neighborhoods where residents choose to live, work and invest.

OUR CORE VALUES
Excellence. We promote a results-driven culture that creates exceptional service, experiences and outcomes.
Community. We recognize that the community always comes first, and this value drives our policies and practices.
Accountability. We hold ourselves to the highest standards.
Empowerment. We harness the collective power of residents in our neighborhoods and properties so that together we can accomplish our dreams.
Leadership. We are a catalyst for change in the community by being innovative, thoughtful, and proactive.

HOMEOWNERSHIP
At NewVue Communities, we believe home ownership is an important component to achieving the “American Dream.” It isn’t just about housing, but creating a place to call ‘home,’ where people are invested in their neighborhood.

Housing Development
When a large group of community leaders and residents were asked to identify the top factor in their perception of a community—aesthetics was number one. That is one of the reasons we redevelop blighted buildings into quality housing. We actively purchase degraded properties that plague neighborhoods and turn them into assets.

Once redeveloped, we are committed to the upkeep of our properties, maintaining them as valuable community assets.

2016 HIGHLIGHTS
▶ 188 households received pre-purchase counseling; 95 families bought their first home.
▶ 72 families sought foreclosure counseling; 39 homeowners had successful modifications.
▶ 8 homes are lead-safe through a new program that focuses on Fitchburg, Clinton, Athol and Gardner.

Housing Stability
We believe in safe, stable, affordable housing. Through the Housing Stability Program, NewVue is proud to provide our tenants access to certified financial coaching and budgeting, credit repair and other resources aimed to prevent eviction and reduce hypermobility, creating stronger communities. We are now bringing these services into the community at large to ensure stable housing for tenants and homeowners alike.

2016 HIGHLIGHTS
▶ 107 tenants counseled.
▶ 30 tenants coached.

Resident Services Coordinator, Brenda Piccard-Muniz plays the Game of Life with Water Mill Residents.

2016 HIGHLIGHTS
▶ We renovated 4 Leighton Street and added 3 apartments which serves the homeless. This is NewVue’s oldest property.
▶ We became the receiver of 2 two-family homes on Pacific Street in Fitchburg.
COMMUNITY ORGANIZING
Transforming a community takes time and commitment. With the ReImagine North of Main Initiative in its third year, NewVue works closely with community partners and residents, helping them engage and organize to build a healthy future for their neighborhood. We empower residents to be the change they want to see. This starts with engaging residents of all ages at various events throughout the year, including one of the youngest pictured here.

A young resident meets Mayor DiNatale and Representative Hay at ReImagine Neighbor Summit, May 2016.

SMALL BUSINESS
Small Business is the key to economic development. Whether it is a successful business owner ready to take that next big step to expand or someone just starting out with an entrepreneurial vision—NewVue is committed to providing individualized technical assistance. NewVue helps business owners test their ideas on paper through comprehensive business planning, and also guides them in preparing financial requests to help start or grow their business. This support allows them to invest both time and money wisely.

2016 HIGHLIGHTS
➤ 98 businesses were counseled, creating and retaining 185 jobs in the region.
➤ Assisted 9 businesses to secure $395,750 in commercial loans.

2016 HIGHLIGHTS
➤ 55 local businesses helped us make our 8th Annual Trick or Treat on Main Street in Fitchburg a success; 2,398 residents came out for the family friendly day.
➤ 558 volunteers and residents participated in 35 events of various sizes, including our first Porchfest.
➤ We mobilized 3,772 volunteer hours, which were invested back into the community.
➤ 7 resident leaders attended the Community Leadership Institute in Columbus, Ohio, to work on our gardening project.

RESOURCE DEVELOPMENT
As part of NewVue’s commitment to the sustainability of our organization and to the region, we diversify funding sources to ensure that our programs and services will continue regardless of gaps in program funding.

Thank you to all of our 2016 donors who made all this work possible.

2016 HIGHLIGHTS
➤ $407,744 of unrestricted funding was raised through the Community Investment Tax Credit program.
➤ Individual donors contributed $18,765.
2016 FINANCIALS

**SUMMARY OF FINANCIAL POSITION, DECEMBER 31**

<table>
<thead>
<tr>
<th></th>
<th>2016</th>
<th>2015</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Total Assets</strong></td>
<td>4,689,240</td>
<td>9,019,835</td>
</tr>
<tr>
<td><strong>Liabilities</strong></td>
<td>78,882</td>
<td>596,052</td>
</tr>
<tr>
<td><strong>Net Assets</strong></td>
<td>4,610,358</td>
<td>8,423,783</td>
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<tr>
<td><strong>Total Liabilities and Net Assets</strong></td>
<td>4,689,240</td>
<td>9,019,835</td>
</tr>
</tbody>
</table>

**SUMMARY OF FINANCIAL ACTIVITIES, DECEMBER 31**

<table>
<thead>
<tr>
<th></th>
<th>2016</th>
<th>2015</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Operating Revenue</strong></td>
<td>1,697,402</td>
<td>1,353,931</td>
</tr>
<tr>
<td><strong>Operating Expenses</strong></td>
<td>1,312,019</td>
<td>1,241,251</td>
</tr>
<tr>
<td><strong>Change in Unrestricted Net Assets Before Depreciation</strong></td>
<td>385,383</td>
<td>112,680</td>
</tr>
<tr>
<td><strong>Depreciation and Amortization</strong></td>
<td>–</td>
<td>40,907</td>
</tr>
<tr>
<td><strong>Change In Unrestricted Net Assets from Operations</strong></td>
<td>385,383</td>
<td>71,773</td>
</tr>
<tr>
<td><strong>Non-Operating Revenue and Expenses</strong></td>
<td>–</td>
<td>–</td>
</tr>
<tr>
<td><strong>Other Changes in Net Assets</strong></td>
<td>(4,015,604)</td>
<td>83,128</td>
</tr>
<tr>
<td><strong>Total Changes in Net Assets</strong></td>
<td>(3,630,221)</td>
<td>154,901</td>
</tr>
</tbody>
</table>

1In 2016 the agency had a non-cash adjustment related to real estate transfers among related parties.

NewVue Communities 2016 Financial Statements (Unaudited)
NewVue Communities 2015 Financial Statements (Audited)

**THANKS FOR ANOTHER GREAT YEAR!**
