



NewVue  
communities<sup>SM</sup>

A Year of  
Distancing  
That Brought  
Us Together

IMPACT  
REPORT  
2020

SERVING COMMUNITIES SINCE 1979



Marc Dohan  
Executive Director



Thomas Gray  
Board President

### OUR MISSION

*NewVue Communities is led by community members of diverse incomes and backgrounds with a mission to develop quality housing, create economic opportunities, and foster civic engagement in North Central Massachusetts.*

### OUR VISION

*We envision healthy communities where residents choose to live, work and invest.*

### DEAR FRIENDS,

Our NewVue Communities 2020 Impact Report: A Year of Distancing That Brought Us Together, provides an overview of a year we never anticipated. It was a year of challenges, loss, and hardship for individuals, families, businesses, and communities. During that time, the NewVue Communities team shifted the focus of our work and adjusted our service delivery model to meet the changing needs of residents and small businesses.

In those uncertain times, when distancing mandates remained firmly in place, we saw firsthand the many ways people came together. Nonprofit organizations, elected leaders, city officials, businesses, foundations, and community residents and stakeholders joined forces to collaborate, problem solve, raise money and, most importantly, march for justice.

Existing partnerships were strengthened, and new partnerships were formed. Foundations, at the local and national level, provided flexibility in the use of previously restricted funding. Our stewards spearheaded meaningful ways to support our community. Our national partner,

NeighborWorks America, and state and local funders, kept NewVue Communities and those we serve at the forefront with funding support, webinar offerings and other critical resources.

It is always challenging to capture the breadth and depth of our work in an impact report. It was even more challenging for 2020. We are grateful for the trust of those individuals, families and small businesses who reached out for help during the past year. We thank our partners and donors. We thank our NewVue team, and this year, we thank their families for making so many adjustments—allowing our staff to work remotely and effectively from home.

Please know our gratitude for your interest in our work. Thank you for coming together.

Sincerely,

Marc Dohan  
Executive Director

Thomas Gray  
Board President

*ON THE COVER: The Johnson family at Carter School Apartments*



## Housing Development

Despite the challenges presented by the pandemic, our housing development team pushed many of our affordable housing development plans forward during 2020. With assistance from multiple boards and officials in the City of Fitchburg, and support from our legislative delegation to pass special legislation, we fully permitted our 68 artist-preference apartments at the Fitchburg Arts Community.

Our Cleghorn properties, located in the neighborhood where NewVue Communities was founded over forty years ago, received state funding commitment from Department of Housing and Community Development, allowing us to begin the rehabilitation of all three Cleghorn buildings including adding two additional accessible apartments.

The Riverbend and Ellen Bigelow Schools project in Athol benefited from noteworthy progress this past year. The town designated NewVue as the developer and began working with us on the permitting process. The now vacant school buildings will be renovated, and a new connector building will be added that will provide much-needed senior housing. A number of stakeholder meetings were held and in September a community open house was held. A standard for all our development projects, the open house allowed neighbors and other interested members of the community to view the plans, ask questions, and provide recommendations.

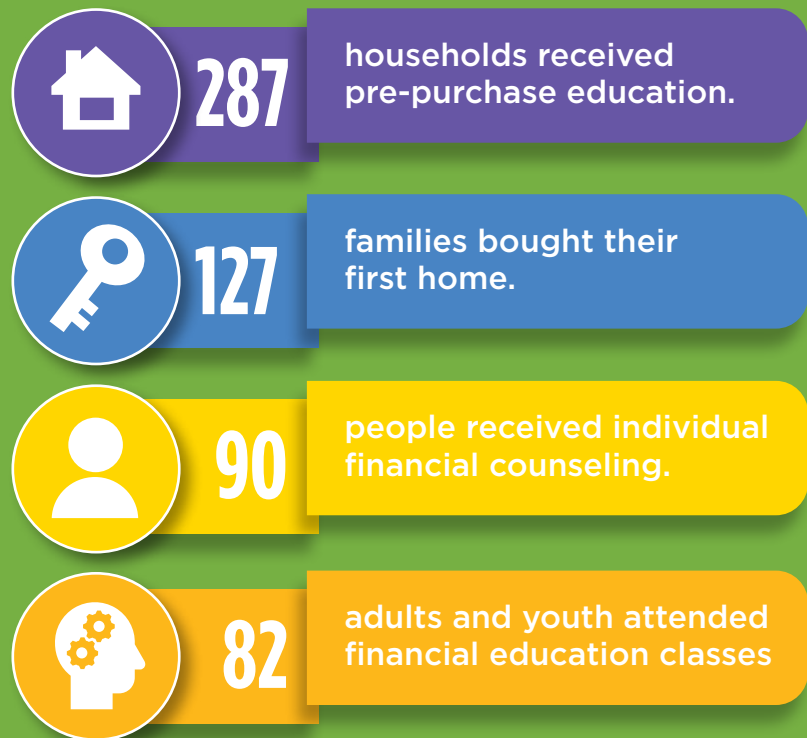
The Liabilities to Assets program, designed to renovate abandoned homes causing blight into safe and attractive housing, completed and sold its first home in Leominster and completed a second home in Fitchburg.

*The Himmad family—homeowners of a Liabilities to Assets home.*



## Homeownership and Financial Coaching

Over the course of a tumultuous year, NewVue adapted our programs and service delivery models to help residents attain and maintain safe housing. At the start of the pandemic, NewVue was able to quickly move our services to virtual platforms, enabling us to graduate a record-breaking number of households in our First-Time Homebuyers classes. In the latter part of 2020, in response to the overwhelming number of families facing housing instability, NewVue developed our newest service, the Eviction Prevention Program to deliver one-on-one counseling and direct financial assistance to struggling tenants. With the strong belief that our work is best accomplished in partnerships with others, that became even more evident as we worked closely with social service agencies to help tenants remain in safe and familiar housing.



Julecia J. benefited from our Financial Coaching program.



Elmer and Delmy Melendez, Restaurant Owners

## Small Business Assistance

NewVue shifted our technical assistance from primarily helping create and expand small businesses to a focus on helping small businesses to access resources so they could survive the pandemic and preserve jobs. As each opportunity for funding was released, including PPP loans, and state, local and private funding, our team worked to understand each program's guidelines and help small businesses connect to the resources best for them. As the economy began to reopen, NewVue added consultation in small business reopening plans. We focused our work on assisting minority-owned businesses and on building an inclusive, equitable small business ecosystem throughout the region. We are grateful to our partners at Massachusetts Growth Capital Corporation, which created the largest small business assistance program in the country.



174

small businesses received technical assistance



43

jobs were created despite COVID challenges



243

jobs were retained related to our technical assistance



89

businesses received help with COVID-related loan and grant applications totaling \$2,160,175.



Community stewards activating fellow volunteers

## Community Organizing

One silver lining for NewVue in 2020 was the increased participation in our Steward Leadership Program. From across northern Worcester County, stewards lead impactful initiatives addressing pandemic needs and the racial justice movement. Projects included organizing a virtual Night Out event, collaborating with the Fitchburg Art Museum to distribute over \$55,000 of food and school supplies, and partnering with the North Central Massachusetts Faith Based Community Coalition to increase the delivery of meals to Fitchburg’s most vulnerable residents. We are proud of the five nonprofit organizations founded last year by stewards.

In November, Director of Community Organizing, Francisco Ramos, received The Ricanne Hadrian Award at the Massachusetts Association of Community Development Corporations’ Annual Meeting. Francisco’s work exemplifies the dedication and commitment to building economically and racially just communities through resident engagement.

 **47** training leadership instructors donated their time

 **87** new stewards completed leadership trainings and graduated

 **35** stewards serving in community leadership roles

 **538** hours of volunteering and community service were provided

# We Thank Our Supporters

The financial support and advocacy for our programs and projects is critical for us to complete our work. This past year, more than ever, your support allowed us to shift our service delivery to meet community needs while continuing to move forward with strong programs. To our Community Tax Credit and annual appeal donors, foundations, state and local funders, volunteers, and public officials who advocated on our behalf, we thank you for coming together.



NewVue staff photo via Zoom

## 2020 Operating Financials

SUMMARY OF FINANCIAL POSITION, DECEMBER 31	2020	2019
<b>Total Assets</b>	<b>5,824,565</b>	<b>5,487,650</b>
Liabilities	73,735	105,057
Net Assets	5,750,830	5,382,593
<b>Total Liabilities and Net Assets</b>	<b>5,824,565</b>	<b>5,487,650</b>

SUMMARY OF FINANCIAL ACTIVITIES, DECEMBER 31	2020	2019
Operating Revenue	1,926,155	1,822,320
Operating Expenses	1,557,918	1,467,536
<b>Change in Unrestricted Net Assets Before Depreciation</b>	<b>368,237</b>	<b>354,784</b>
Depreciation and Amortization	-	-
<b>Change In Unrestricted Net Assets from Operations</b>	<b>368,237</b>	<b>354,784</b>
Non-Operating Revenue and Expenses	32,038	-
Changes in Net Assets with Donor Restrictions	(32,038)	32,038
<b>Total Changes in Net Assets</b>	<b>368,237</b>	<b>386,822</b>

NewVue Communities Operating Financials from the 2020 and 2019 NewVue Communities, Inc. and Affiliates Consolidating Audits.

### BOARD OF DIRECTORS

Thomas Gray  
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*Assistant Treasurer*

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*Clerk*

Carol Hicks  
*Assistant Clerk*

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Luis Feliciano  
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Emily MacRae  
Erin Nano  
Laura O'Kane

### STAFF MEMBERS

Ray Belanger  
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*Chief Financial Officer*

Brenda Piccard  
*Financial Coach*

Francisco Ramos  
*Director of Community Organizing*

Anne Reitmayer  
*Director of Finance and Acquisition*

# 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.

