



Maumee Valley
Habitat for Humanity®

2024 Annual Report

Building Homes and Hope



why we build

We build better when we build together, and in 2024 we came together to create incredible impact in our community. This work only happened because of YOU! Every donor, volunteer, board, staff, homeowner, and partner plays a crucial role in building homes, hope, and community in Lucas County. **Thank you!**

We believe in a future that's built on a strong foundation.

Everyone deserves a safe, decent, and affordable place to live. Since 1988 we have come together to commit to this vision and revitalize our neighborhoods. Over the last three decades, Maumee Valley Habitat for Humanity (MVHFH) has been serving the greater Lucas County area on a first come, first serve basis and this approach has served homeowners well. Over **236 families** have an affordable place to call home and over **850 completed repairs** have helped homeowners live safely in their homes. This is amazing impact.

This impressive work was made possible by YOU – our partners.

In 2024, you invested over \$10.4 million dollars and gave over 18,000 volunteers hours. This is putting God's love into action and together, we are fulfilling our mission by bringing people together to build homes, communities, and hope! **Thank you.**

"Actually building a safe and welcoming place to call home has been exciting and a tremendous relief. Having the opportunity to help build someone else's house and now my own home has been a true blessing."

Chrissy
Habitat Homeowner





building connection



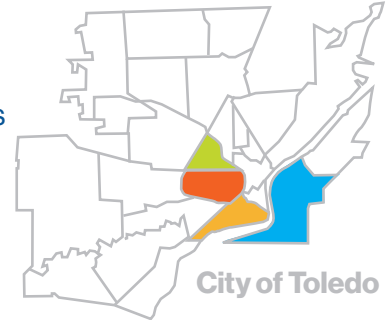
“Having a connection with the neighborhoods we serve gains residents’ trust while assuring them that we value and respect their traditions, cultures, and input”.

Christien Simpson,
Community
Engagement Manager
Maumee Valley Habitat for Humanity

Every neighborhood’s revitalization needs are different. It is important for residents to identify these needs and work with partners to build a plan. We see our role as a “spoke in the wheel” addressing housing affordability and conditions while working with other partners to address all quality-of-life elements like amenities, economic opportunities, education, health, safety, and transportation.

Neighborhood Focus

Our focus is aligned with the City of Toledo’s Neighborhood Revitalization Strategic Areas (NRSA) of **East Toledo**, **Englewood**, **Junction**, and **South Toledo**. This alignment has helped us leverage additional investment and create a larger impact for Toledo neighborhoods.



Rock the Blocks are an extension of our neighborhood revitalization efforts. Hundreds of volunteers gather on one day to complete projects like park clean-up, tire removal, brush trimming, flower planting, and light exterior repairs. These events bring people together to lift up neighborhoods and celebrate a community.

Junction Rock the Block

sponsored by
Fifth Third Bank

14 projects completed
34 volunteers
136 volunteer hours

East Toledo Rock the Block

sponsored by
PBF/Toledo Refining
Company

13 projects completed
60 volunteers
240 volunteer hours

Old South End Rock the Block

sponsored by
Historic South Initiative,
John Henry Eldred Jr
Foundation, hoopla
The Andersons,
Midwest Tape,
Designetics

13 projects completed
65 volunteers
260 volunteer hours

Englewood Rock the Block

sponsored by
John Henry Eldred
Jr Foundation

15 project completed
43 volunteers
172 volunteer hours

Birmingham Rock the Block

sponsored by
Cleveland Cliffs

1 project completed
10 volunteers
30 volunteer hours



building better lives



“Thank you to all the volunteers, the sponsors, everyone who was a part of building our home. You made my dreams come true.”

Muriel
Habitat Homeowner

MVHFH's Homeownership Program creates opportunities for affordable homeownership by building and selling homes with a 0% interest mortgage. Qualifying Habitat homebuyers actively participate on their path towards homeownership by attending monthly education classes and volunteering alongside Habitat partners.

In 2024 we:

- **Built 5 homes** with support from donors and volunteers
- **Empowered 8 first-time Habitat homebuyers** to purchase their home
- **Created a stable place for 9 children** to call home

We did it together in 2024 with individuals, corporations, and community organizations to help raise walls and build homes for future Habitat homeowners through gifts of time and treasure

- **1,760 volunteers** logged a total of over 18,300 hours
- Owens Corning, Therma-Tru, Mercy Health, Toledo Refining Company, and Cleveland Cliffs, and our Board and Staff all built an entire home for a family
- **22 organizations and supporters** made the Women Build possible
- **43 organizations** partnered together on the Playhouse Build
- **9 Faith partners** joined the Faith Build



7

homes built

+ \$1.4 million

invested

+2,030

build volunteers

= hope



building dignity



"If I had had all this work done on my house that Habitat did, it probably would have wiped out almost all of my savings. So it really was a lifesaver that enabled me to live here."
Gary
Home Preservation Homeowner

A safe, stable home in a safe, stable neighborhood gives residents hope, inspires revitalization, and preserves the history and culture of our communities. Our focused approach to home preservation provides a decent place to live for homeowners and extends our work past the walls of a home into neighborhoods.

MVHFH's Home Preservation Programs help revitalize neighborhoods by stabilizing current housing stock and addressing other quality of life improvements for residents. Qualified homeowners are granted critical repairs that include roof replacements, lead abatement, and code standard upgrades. Aligning with the City of Toledo's focus, most preservation work is being completed in the neighborhoods of East Toledo, Englewood, Junction, and South Toledo.

In 2024 we:

- **Replaced 72 roofs to stabilize homes**
- **Abated lead in 24 homes and brought them to current code standards**
- All work granted to qualified homeowners, **of which 54% were seniors**
- **Focused 80% of this work in the core central city** neighborhoods of East Toledo, Englewood, Junction and South Toledo

We did it together in 2024:

- **Major funders** like City of Toledo, Ohio Department of Health, Owens Corning and Nationwide Toledo Childrens Hospital **made it possible**
- **Neighborhood partners** like Junction Coalition, Historic South Initiative, One Voice, and East Toledo Family Center helped us **build trust in communities**
- **\$4,258,222 was invested** to help stabilize and revitalize these communities
- **Contractors** helped complete all the impactful work



96

homes preserved

+ **\$4.2 million**
invested

+ **4** neighborhoods served

= **pride**

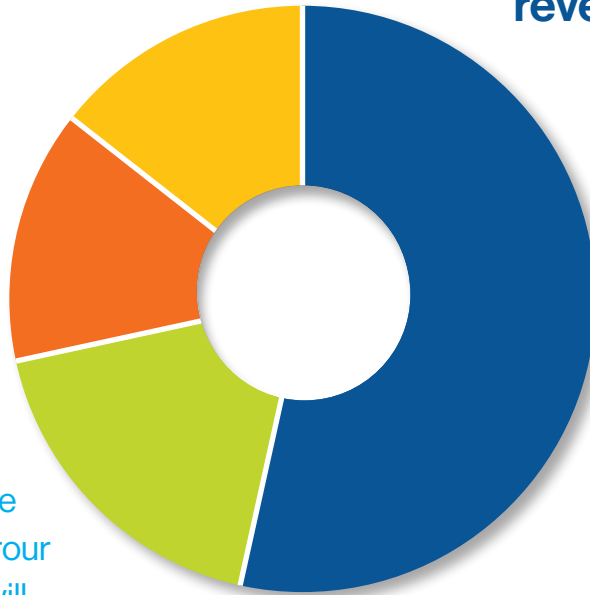


building
impact

\$10.4 million

was invested in housing and our neighborhoods

revenue: **\$10,416,057**

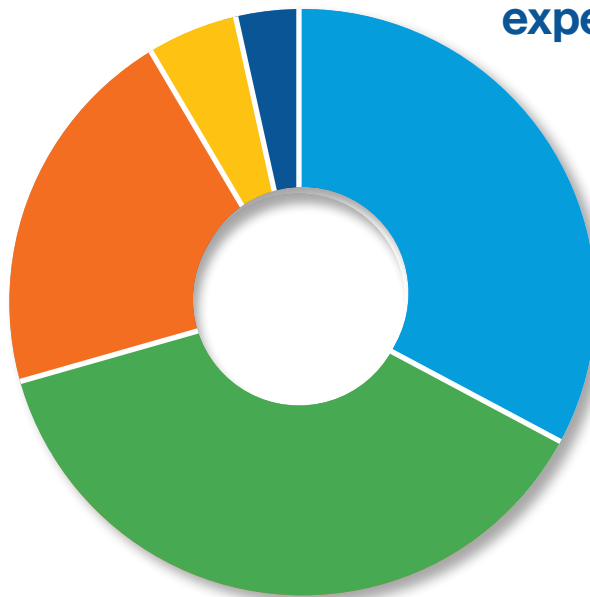


- **Fundraising**
\$5,567,223
- **Gift-In-Kind**
\$1,618,870*
- **ReStore**
\$1,630,340
- **Program Income**
\$1,587,654
- **Net investment return (expense)**
\$11,970

Thank you to all the amazing partners who continue to make affordable housing a reality for our community. Your investment will make an impact for generations to come.

Erin McPartland
Executive Director

expenses: **\$10,662,165**



- **Homeownership**
\$2,994,886
- **Home Preservation**
\$4,258,222
- **ReStore**
\$2,300,701*
- **Management & General**
\$667,332
- **Fundraising**
\$441,024



* GIK received that was utilized in programs was \$252,649. ReStore Expenses includes the value of the GIK donated items that were sold in the store of \$1,366,221, along with store operating costs. Net ReStore proceeds available to help fund our programs was \$.



building support

Philanthropic Funding in 2024

Donors are so important to our mission. Their direct support helps make all of this work affordable for Habitat program participants. Individuals, grant funders, and corporate donors invested over \$5.5 million in 2024 that helped raise walls, replace roofs, and rehab homes.



Thank you

for building homes,
communities, and hope.
You are putting God's love into
action. With your continued
support, we remain excited
about the opportunity to
continue transforming the
communities we serve in
Northwest Ohio.



Maumee Valley
Habitat
for Humanity®



building support



"We are aligned with Habitat's mission and show that through our in-kind donations, volunteerism, and our treasure. But we do it because we see what the power of homeownership provides and the access it gives to families."

Lauren Clarke
Owens Corning

Program Income

Many people don't know that Habitat mortgage payments are cycled back into the community to help build more Habitat homes. This is an annual investment of about \$1.5 Million in the creation of affordable homes in Lucas County.

ReStore

Restore is a nonprofit home improvement store and donation center that sells new and gently used furniture, appliances, and home accessories to the public at 25%-80% off original retail prices. In 2024, over 600 tons of reusable items, valued at almost \$1.3 Million dollars, were donated to ReStore. This helped net \$728,000 of revenue to support MVHFH's Mission.

Shopping is open to the public. Items can be brought to ReStore Tues. – Sat. 10am-5pm or a pick-up can be scheduled **FREE OF CHARGE**.

Gift-In-Kind

In-kind giving is another very important philanthropic form of giving. In lieu of a cash donation, funders will give goods and services to support build projects. Owens Corning, Therma-Tru, Whirlpool, OCP, Laibe, Dunbar, Erie Home, VM Systems, and M&M Heating and Cooling are among the in-kind donors that gave over \$252,649 in 2023. Thank you!



building together



Thank you Mark Achinger
who retired as
Construction Director
after 20 years in service
to building homes,
communities, and hope.

BOARD OF TRUSTEES

Rod Hoyng, President
Joel Herald, Vice President
Bill McNeal, Treasurer
Linda Chambers, Secretary

Mark Andrews
Erin Baker
Dave Caputo
Greg Cepek
Lauren Clarke

Siccorah Dale
Rob Duffey
Dave Haddix
Brian McNulty
Ken Meyer
Amanda Nelson
Tracy Rivera
Kendra Smith
Major Smith, Jr.

MAUMEE VALLEY HABITAT TEAM

Erin McPartland, Executive Director

DEVELOPMENT AND ENGAGEMENT

Erin Baker, Development and
Engagement Director

Bonnie Berland
Kelly Davis
Caroline Guy
Anastasia Ortiz
Nate Reid
Reilley Schafer
Morgan Thomas

CONSTRUCTION

Mark Achinger, Construction Director

Mike Broderick
Eric Fritz
Steve Iman
Bob Long
Brett Oltmans
John Lockerman
Jonathon Stanton

FINANCE

Amy Merkel, Finance Director

Kristie Achinger
Laura Genalo
Beth Rousseau

RESTORE

Tom Farmer, ReStore Director

Yvette Brown
Tim Dow
Spencer Farmer
John Gray
Shaun Harrigan
Bob Hendricks
Pam Kiger
Janice Mills
Krystan Warner
Devin Schiavone
Dillon Schiavone
Crystal Teague

PROGRAMS

Emily Buller, Program Director

Jeannie Leonhardt
Amanda Borton
Christien Simpson





building together

We are thankful for every dollar and all in-kind material donated, every ReStore donation and purchase, and every hour of volunteer time invested. As we look to the future, we hope to continue our partnership with you - the donors and volunteer that make this work possible. It is through your investment that we can continue to transform our community.

BUILD PARTNERS

make a significant investment
of time and treasure in programs
and build projects.

Build Partners are all in!

Investments range from
\$25,000 - \$1 Million

Area Office on Aging

City of Toledo

Cleveland-Cliffs

Community Impact Fund of the Greater Toledo Community Foundation

Habitat for Humanity International

Habitat for Humanity of Ohio

Huntington National Bank

John Henry Eldred Jr. Foundation

Nationwide Children's Hospital - Toledo

Owens Corning

PNC Bank

Romanoff Electric

Signature Bank Fund of the Greater Toledo Community Foundation

Therma-Tru

YourCause



BUILD SPONSORS

invest in a specific project or across multiple programs, projects, or events.

Build Sponsors ensure building success!

Investments range from \$1,000 to \$25,000

A-Gas	Frostbite
AIM Eycling, LLC	Glass City Federal Credit Union
Altenloh, Brinck & Co US, Inc	Greater Toledo Classic
American Paint Recyclers	Greater Toledo Community Foundation, Inc
Ameriprise	Hanlin Rainaldi Construction Corp
Anonymous	Harold & Carol Leupp Foundation Fund of the Toledo Community Foundation
Battelle	Historic South Initiative
Benevity	Hollywood Casino
Bittersweet, Inc.	Huntington Center - ASM Global
Blake and Stephanie Pilgrim	Interior Supply
Buckeye Broadband	Islamic Society of Northwest Ohio
Bunker Bar	Jarrold Stoller
Burlingame Charitable Fund of the Indianapolis Foundation	Jeff and Amy Sattler
Charities Aid Foundation of America	Jewish Federation & Foundation of Greater Toledo
Christine Spotts	Joel and Benet Rupp Donor Gift Fund
CliftonLarsonAllen LLP (CLA)	Joel Herald
Columbia Gas of Ohio	Kenneth Meyer
Dave Haddix	Lance and Wanda Tyo
David R Kirk	Lauren Clarke
Designetics	Libbey
Double A Solutions	Lidna J Chambers
Elizabeth Wagoner	Lucas County Land Bank
Epworth United Methodist Church	Mark & Joy Andrews
Erie Home	Mark Achinger
Erin Baker	Maumee Bay Brewing Company
Erol and Juliann Melik	McNaughton-McKay Electric Company
Eventbrite	McVean Trading & Investments
F&M Bank	Mercy Health
Ferguson	Michael Wharton
Fidelity Charitable Donor-Advised Fund	Mike Mock Consulting
First Baptist Church of Greater Toledo	Miller Diversified
Fish Computers	Mr. & Mrs. Darrell H. Fox Fund II of the Greater Toledo Community Foundation
Fred and Claire Schaefer	National Association for Women in Construction Tol Oh Chapter 282
Fred Schaefer	
Front Door Marketing	



BUILD SPONSORS

(continued)

OCP	Sun Federal Credit Union
Owens-Illinois	Sylvania United Church of Christ
Paramount Health Care	Terry Bossert
Patricia and Ted Ligibel	The Andersons, Inc.
Patricia Docis	The Fund for Islamic Understanding, Education and Dialogue of the Greater Toledo Community Foundation
Paypal Charitable Giving Fund	The Senator Group
PBF Energy	The Sisters of St. Francis (Sylvania) Foundation Donor Advised Fund of the Greater Toledo Community Foundation
Peace Love & Lollipops	The TKBW Private Foundation
Peter Allesee	The Toledo Zoo
Piston Automotive, LLC	The Trust Company
PricewaterhouseCoopers LLP	Thomas and Margaret Sheehan
Providence Lutheran Church	Thomas G Spy
R.A. Stranahan, Jr Charitable Advised Fund Greater Toledo Community Foundation	Thomas McCabe
Rey and Rosemark Boezi	Tim & Lesley Rowan
Reynolds Corner Rotary Club	Toledo Roadrunners Club
Richard & Georgianne Torchia	TPPA Charity Foundations
Robert Duffey	United Way of Greater Toledo
Rod Hoyng	University of Toledo Nursing Students
Rolf Scheidel	Vector Services
Rudolph Libbe Inc.	Walleye Wishing Well Fund of the Greater Toledo Community Foundation
Savage & Associates Foundation of the Greater Toledo Community Foundation	Walter E. Terhune Memorial Fund at Keybank
Schindler Elevator Corp	Waterford Bank
Schwab Charitable	William and Beverly Bingle Estate
Scottdel Cushion	WTOL 11
Solar Toledo Neighborhood Foundation of the Greater Toledo Community Foundation	YourCause
SSEE	
State Farm	
Steven Wurth	



BUILD SUPPORTERS

regularly support
our mission.

**Build Supporters
get the job done!**

Investments range from
\$100 to \$1,000

84 Lum ber	David Parker	Jeffery and Dorothy Lenfestey
Amanda and Sven Nelson	David Setree	Jen Proper
American Legion Inc Maumee Post No 320	David Streit	Jennifer Roberts
Anastasia Ortiz	Debra Fullhart	Jim and Janis Dollman
Anita Filas	Diego and Michelle Nakashima	Jo Shekeruk
Ashley Jones	Donald and Karen Wasik	Joe and Teri Gregg
Athanasios & Linda Papademos	Donald Couture	Joel Lejman
Bank of America Charitable Foundation	Donna Chambers	Joel Spangler
Barbara Greely	Doug and Laura Elliott	John and Ana Kraus
Barbara Mitchell	Doug R Francis	John and Barbara Mather
Barry Borough	Douglas and Joan Tussing	John and Leslie Reisner
Becky Ledva	Dustin Watkins	John E. Hoff
Benjamin & Lorraine Coe Fund at Greater Toledo Community Foundation	Ed and Tima Simon	John Dorcely
Beta Fund at Greater Toledo Community Foundation	Ed Pohlman	Joseph McCormick
Bill Caldwell	Edwards Jones	Joyce Kettinger
Bill McNeal	Elaine Albright	Joyce Miller
Bonnie Berland	Elizabeth Nixon	JP2 Risk Management
Brian and Kelly Hangbers	Elizabeth Scott	Kathe Merritt
Brian Chambers	Emily Buller	Kathy Garcia
Brian McNulty	Eric Fritz	Kim and Charles Plymale
Brooke Shannon	Erin McPartland	Kim St Clair
Calgie Electric	Facebook	Kristie Achinger
Carol Anderson	Flatrock Acres	Kroger
Carol Stansfield	Fred and Julie Treuhaft	Kurt and Laura Miller
Cassida	Frontstream	Kwik Park
Charles & Gretchen Hartlage	Garry and Lynne Truman	La Fiesta
Charlotte P Halloran	Gayle Danekind	Lance Wilson
Cheryl A. Behnke	George and Marilyn Blackney	Larry and Jane Williams
Cheryl Fogt	Gerald & Mary Fravor	Laura Smirin
Chinda Misra and Timothy Sigman	Giving Foundation	Lawrence Greenhall
Chris Kimberly	Gregory Roszczipka	Leslie Atkinson
Christine M Castellano	Gregory Shumaker	Linda Ann Augustyniak
Churck and Sue Thayer	Grizzly Wahb II of the Greater Toledo Community Foundation	Linda Kraft
Clear Creek & Associates, Inc.	Hope United Methodist Church	Linda Sites
Collin Gilstrap	Illinois Tool Works Foundation	Lynn Edward Rupp
Daethan LLC	Interface Automation, LLC	Magdalene Duvanage
Dale and Peggy Price	Irland Tashima	Marcio Sandri
Darcy Oliphant	Jack Hemple	Marie Nimene
Darla Culberson	Jackie Venzel	Mark R Schreiner
Darrell and Judy Converse	Jacob Hildreth	Mark Smigelski
David and Diana Zerbey	James Mizerny	Mary Minnick
David B. and Judi W. Puckett	James Piper	Matthew and Colleen McQuade
David Fox	Jan Mills	Matthew Lehr
David Lankard	Janet and Bernard Lauer	Matthew Parker
David P Mann	Janet C. Rogolsky	Melissa Barnaby
	Janna Lazelle-Lake	Merrill Lynch
	Jason Nofziger	Michael and Trudy Scheiding
	Jeff Yoder	Michael Hallett
		Michael Patterson



BUILD SUPPORTERS

(continued)

Michelle Creech	Thomas and Julia Irmen
Mix Enterprises	Thomas and Katherine Fink
Nicole Candle	Thomas and Susan Lewis
North Coast Lift	Thrivent
Patricia Koepfer	Timothy Dow & Mallory Stock-Dow
Paul and Renee Hughes	Timothy Leonard
Pepsi	Tina & Walter Lucas
Phillip Wernert	Toledo Campus Ministry
Quinton and Margaret St John	Toledo Mennonite Church
Rebecca L Duvall	Tonia Schoen
Redline Equipment	Tony Sloma
Richard and Kay Amendola	Tracy P Rivera
Richard and Kelly Zaborski	Trimarc Security, LLC
Richard Bauer	Urban Winery
Richard Bryan Richard Thielen	Vanguard
Robert and Patricia Cabanski	Virgil P. Bohls III
Robert and Patricia Cook	Wendy Wolfe
Robert and Teresa Weaver	Weston Heide
Robert Mix	White Cap
Robert Storer	William and Karen Herald
Robert W. Baird & Co Inc.	William K Cook
Ron Shoemaker	
Rosalie Richards	
RunSignup	
Sara Theis	
Scott Bourbeau	
Scott Stachowiak	
SDEJ0522 Investments, LLC	
Serenity Nail Salon and Spa	
Sharon Lindau	
Sheree Bargabos	
Sherri Campbell	
Siccorah L Dale	
Stephanie L Shackelford	
Stephen J Andrews	
Steve Gerken	
Steven and Susan Markward	
Sue Emch	
Susan Steves	
Susan Wilson	
Ted Spidle	
Tenley Jamieson	
Teri Vapenik	
The Baha'is of Sylvania	
The Compass	
The Spieker Company	
Third Street Cigar	



LEGACY BUILDERS

ensure there are homes and hope for generations to come by leaving a gift in their will or estate plans.

Doris Kwiatkowski
Priscilla Huber
*Sophie Koziatsek
*Lillian Keil
Erin McPartland
* Resting in peace

Janette Righi
Emily Buller
Lauren Clarke
*Robert Atkinson
Terry Bossert

Ted Ligibel
*Fr. Dan Zak
Rolf Scheidel
Janice Mills

BUILDING IN HONOR OF

BUILDING IN MEMORY OF

James Petty
Louise McVicker
Tracey Ehret

Douglas and Joan Tussing
Kim and Charles Plymale
Carol Anderson
David and Diana Zerbey
David Fox
David Parker
David Setree
David Streit
Erol and Juliann Melik
Flatrock Acres
Garry and Lynne Truman
Joyce Miller

JP2 Risk Management
Kim St Clair
Lawrence Greenhall
Matthew Parker
McVean Trading & Investments
Michael Patterson
Michael Wharton
Michelle Creech
Paul and Renee Hughes
Redline Equipment
Thomas and Julia Irmen
Wendy Wolfe

CARS FOR HOMES

donors drove change by donating their unused car instead of parking it.

Dana Golden
David Hasselbach
Debra Bradford
Greg Kreuz
James Both
Jerome Roman
John Dowling
Orla Cully
Sarah Zahniser
Sharon Hamman
Thomas Criqui
Tim & Amy Merkel