

A CAPITAL CAMPAIGN

essential homes for essential people

*a creative approach to affordable housing
in Sanibel/Captiva*



sancapchr.org

CHR 
community housing & resources



essential support

Dear Friends of the Islands,

There is no calm after the storm. The storm, of course, is Hurricane Ian. Its brutal toll on our island communities is still being felt. That's especially true for those who lost their homes and cannot find affordable options.

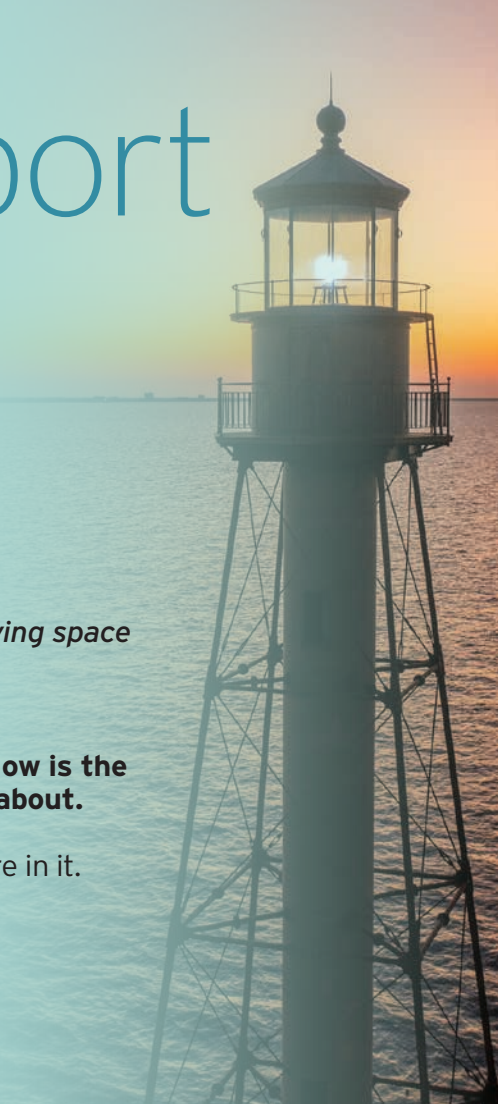
Since Ian struck, Community Housing & Resources has been hard at work – repairing our damaged properties, and applying creative, out-of-the-box thinking to the future of a site that Ian destroyed: Riverview.

We plan to replace Riverview with something new: a 15-unit building with elevated living space that's affordable, accessible, close to essential resources, and uniquely designed for a new generation of essential workers, as well as older adults.

We need your support to make it happen. Because now isn't the time for a quiet calm. **Now is the time to invest in our people, and to show the world what a caring community is all about.**

A home for every person in Sanibel/Captiva. That's our commitment. I invite you to share in it.

Nicole McHale
Executive Director



A NEW RIVERVIEW



quick facts



- CHR is building a new affordable housing facility at **1517 Periwinkle Way** to replace the former Riverview destroyed by Hurricane Ian
- *The new Riverview will consist of a 15-unit building with one bed/one bath apartments* (9,000 SF total, plus ground-level parking)
- Riverview will be **ADA-compliant**; meet new building requirements that mandate *elevated properties*; and built to *Florida Green Building and resiliency standards*
- Targeted residents: *very-low-to-moderate-income and/or entry-level workers employed by Sanibel-based businesses, and older adults*
- **COST: \$7 million** **COMPLETION: by end of 2025**



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80% of the top 20 jobs
in Florida pay a median wage below
what's needed to be financially stable

OUR MISSION

Community Housing & Resources provides safe, quality, affordable housing for families and individuals who work in and serve our island communities.



your questions...

what is CHR all about?

Founded in 1979, Community Housing & Resources provides **affordable rental housing to those who work at least 35 hours a week at a Sanibel-located business or Sanibel-based business on Captiva, and to older adults** of the island communities. **Rent is based on 30% of a household's annual income.**

why do we need a new riverview?

There isn't enough affordable housing to meet the need. Retail workers, service staff, even teachers and first responders and others may not earn enough for a place to call home. **CHR's goal is to have 110 affordable units available by 2029.**

The new Riverview will be a big step toward that goal.

- 30% of Sanibel/Captiva households earn below the ALICE Threshold (Asset Limited, Income Constrained Employed)...
- not enough to afford the bare monthly basics of life

...answered

how does the sanibel/captiva community benefit?

By making housing affordable to older adults and **essential workers** – people employed at grocery stores, gas stations, restaurants, nonprofits, child care, schools, City of Sanibel, and more. **We counted on them during the pandemic and after Hurricane Ian to keep our community vibrant.** Your support means the invaluable, hardworking people we continue to depend on every day can live right here in our community, with easy access to work and day-to-day services.

HOW CAN I SUPPORT THE CAPITAL CAMPAIGN?

There are several ways you can direct your giving to support the new Riverview project, including:

- a one-time gift (cash, check, credit card)
- a multi-year pledge (paid over two years)
- a gift of appreciated assets, such as stocks
- an estate gift
- a contribution through an employer's matching-gift program

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support levels

Gifts directed in any way, and in any amount, can make the new Riverview a reality. No amount is too small. **Help provide essential homes for essential people by giving at a level that works for you.** *Levels starting at \$25,000 also include the opportunity to leave a legacy by naming a special living space* as indicated below:

SPONSORSHIP & NAMING OPPORTUNITIES

NAMING OPPORTUNITIES to be coordinated with CHR

- \$1 million
- \$500,000
- \$250,000
- \$100,000
- \$75,000
- \$50,000
- \$25,000

OTHER SPONSOR OPPORTUNITIES receive recognition without naming rights

- \$10,000
- \$5,000
- \$2,500
- other \$ _____

Our small businesses will not be able to survive into the future without access to affordable workforce housing."

— James Evans, Chief Executive officer SCCF

CHR is registered with the IRS as a 501 (c)(3) non-profit corporation, tax ID #59-2037788. All contributions are tax deductible to the extent allowed by IRS regulations.



essential action

I don't always get the last word. Today, I'm grateful for it.

As a CHR board member, I'm well acquainted with the desperate need for housing that people can afford. *In 2024, CHR received over 150 housing inquiries, including people who are working yet don't have a home.* Some were living in cars, couch surfing, and even sleeping on the floor at their place of work.

As a caring community, we must take action. As a caring community, we must strengthen the resilience of our islands in a way that provides safety and quality. As a caring community, we must provide the means for our service and workforce to be woven into the fabric of our islands.

Your support for the Riverview Capital Campaign – and for CHR – makes that caring community possible. *Please complete both sides of the detachable form at right, and mail back with your financial gift, or give online at sancapchr.org today.*

As for my last word? It's this: **Thank you!**

Roger Grogman

Roger Grogman
President, CHR Board of Directors



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thank you

for your generous support of essential homes for essential people! *Please complete both sides of this form and mail with your donation in the enclosed envelope to:*

CHR
2340 Periwinkle Way, Suite K-2
Sanibel, FL 33957

Please check the box below to select the sponsor level (see pg 6) that's right for you. *If selecting a level that includes a naming opportunity, CHR will contact you for details.*

NAMING OPPORTUNITIES

- \$1 million – please contact me
- \$500,000 – please contact me
- \$250,000 – please contact me
- \$100,000 – please contact me
- \$75,000 – please contact me
- \$50,000 – please contact me
- \$25,000 – please contact me

OTHER SPONSOR OPPORTUNITIES

- \$10,000
- \$5,000
- \$2,500
- other \$ _____

_____ contact name

_____ name as you wish it to appear for sponsor recognition

OR – I wish to remain anonymous

_____ phone

_____ street address

_____ city/state/zip

_____ email

total donation amount: \$ _____

this is a one-time gift

this is a two year pledge to be paid as follows:
year 1 \$ _____ year 2 \$ _____

appreciated assets (i.e. stock) – *please contact me*

an estate gift – *please contact me*

my company matches my gift – *please contact me*

to be paid by:

CHECK (enclosed and payable to *Community Housing & Resources*, memo–Riverview)

CREDIT CARD (indicate type)

Visa MasterCard Discover AmEx

_____ name on card

_____ card #

_____ exp (mo/yr) _____ CVV _____ zip _____



**to donate online,
please visit
sancapchr.org**

You may also contact
Nicole McHale, Executive Director,
at **239.565.6663**
or email nicole@sanibelchr.org



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