The cure for homelessness is a home.

First and foremost, Pathways to Housing DC is committed to moving people off the streets into safe, secure homes... It’s not simply about having a big heart. Pathways brings competency and directness to the job. Our goal is to provide a downtown that is a place of vibrancy and humanness for everyone. Together, we’ve created an environment that works for businesses, for people who come downtown, and for those in need.”

- Rich Bradley, Executive Director
  Downtown DC Business Improvement District

“We couldn’t work in this environment without Pathways to Housing DC. They give a lot of weight to what landlords say and do, and what our needs are. That is unusual. When asked to choose one service provider to handle case management in our buildings, we recommended Pathways even though we work with a dozen providers. It’s challenging to transition a person from the street to his own apartment. Pathways has helped us do that dozens of times and is available 24/7 to provide support to make the transition successful.”

- Bruce Finland, MED Developers, LLC
A Message from the Executive Director and Board Chair

Ten years ago, Pathways to Housing DC introduced a bold new approach to ending chronic homelessness in Washington, DC—a problem that for decades seemed intractable. At that time, few in our area had heard of Housing First or understood the impact it would have in such a short time. But word spread quickly and, suddenly, funders and other service providers wanted to know more. We became known as the experts in housing the hardest-to-serve individuals: chronically homeless men and women living with mental illness, many with drug or alcohol addiction.

A decade later, Pathways’ Housing First model has proven to be the most effective and efficient way to end chronic homelessness. We have helped the District of Columbia move to a coordinated system of ending homelessness and are part of a national network that has changed the way the United States and other countries approach homelessness.

Today we are well on our way to ending chronic homelessness in the District and around the country. Along with our partners throughout the city, we have a detailed plan, realistic timetable, and clear commitment to end veteran homelessness in 2015 and chronic homelessness in 2016. We say that with a sense of optimism and pride.

But in many ways, our work is just beginning. As this annual report shows, we are committed to “Home, Health, and Hope.” Today, not only are we focused on ending homelessness for those who remain on the streets, but we are committed to improving the health and well-being of the thousands of men and women we have helped over the past decade. With support from our funders, we plan to expand our mental health, primary care, education, and employment services—because people who have lived on the streets typically die 25 years earlier than the general population. We are committed to changing that trend by focusing on our clients’ needs and wants as they age in their own homes. We also plan to expand our Peer Health Specialist program because we see how well homeless individuals respond to peers who have walked the same path. Innovation, evidence, and client choice have always been—and will continue to be—the backbone of Pathways to Housing DC.

Our donors and volunteers make this work possible. To you, we offer our heartfelt thanks. We welcome our new Key Society members who have made multi-year pledges to support Pathways to Housing DC now and into the future. In addition, we are grateful to our dedicated board and staff, past and present, who devote countless hours to Pathways and our clients. Finally, we extend our special thanks to Ellery Lampkin, who shares his personal story on page 7, helping to break down the stigma associated with homeless people with mental illness. To Ellery and the many men and women we’ve met over the past 10 years: your courage, determination, and perseverance inspire us every day.

Sincerely,

Christy Respress
Executive Director

Michael Allen
Board Chair
About Pathways to Housing DC

Pathways to Housing DC was founded in 2004 to end chronic homelessness in Washington, DC, using the revolutionary Housing First model.

We start by housing people in apartments directly from the streets without any preconditions. Instead of requiring people to be “clean and sober” or “ready for housing,” Pathways to Housing DC literally offers housing—first. Housing is provided in apartments scattered throughout a community, which fosters a sense of home and self-determination. We then give clients the choice to address their underlying mental health and medical challenges and addictions, along with employment and education, to help integrate them back into the community.

Not that long ago, individuals with serious mental illness who had been living on the streets for years had little hope of living independently. Today, not only are we devoted to home, health, and hope, but ending chronic homelessness is within our grasp.

Our Impact

- We annually provide comprehensive, integrated health and social services to 2,000 clients throughout DC.
- We have changed the way the District thinks about ending chronic homelessness by providing leadership, expertise, and innovation.
- We have joined together with our partners to end veterans’ homelessness by the end of 2015, and chronic homelessness by the end of 2016.
- Since placing our first client into permanent housing a decade ago, we have successfully ended chronic homelessness and supported recovery for more than 600 District residents with serious mental illnesses and other medical challenges.
- We have saved the District government and taxpayers millions of dollars. It costs approximately $50,000 annually to keep someone alive on the streets—including such costs as shelter, food, hospital emergency room visits, and endless trips through the court system—compared to approximately $24,000 to place someone in his or her own home with ongoing support services.
- Pathways’ Housing First model ends chronic homelessness for nearly 90% of participants, in contrast to a 45% success rate for programs that require individuals to get clean and sober and take psychiatric medications prior to receiving housing.
Our Growth

Pathways to Housing DC opened its doors in the First Congregational United Church of Christ next to Martin Luther King Jr. Memorial Library. With nine staff members, our team housed 55 clients in its first year.

The DC government, under the leadership of Mayor Adrian Fenty, adopted the Housing First model citywide. As a result, our program doubled in size.

Invited by the Downtown DC Business Improvement District to provide an outreach team of case managers. This team offers street-level intervention to help people living on the downtown streets access health care and housing services, ultimately moving them from homelessness to independence.

Moved from our two-room office to our current location in the Eckington neighborhood in Northeast Washington.

Thanks to a federal grant, we established the Healthworks! program, which allowed us to hire a nurse practitioner, nutritionist, and peer health specialists. These staff members provide integrated mental health and primary care services through an on-site, walk-in, Unity Health Care clinic and in homes.

Pathways to Housing DC was catalytic in the District of Columbia. It provided a new path for helping people who are chronically homeless, and paved the way for other community organizations to focus on housing people, and housing them fast. Pathways completely changed
Christy Respress, director of programs and development since 2004, is named executive director.

2011

Partnered with the Golden Triangle BID to provide outreach services from Dupont Circle to the White House, giving those sleeping on the streets access to health care and housing services.

– Awarded a highly competitive contract by the Department of Veterans Affairs to move 50 chronically homeless veterans off DC streets and into apartments using Housing First.

– Received a multi-year Supportive Services for Veteran Families contract to prevent and end homelessness for veterans and their families.

– Began managing the Urgent Care Clinic at the DC Superior Court. One of the first of its kind in the country, the clinic is a collaborative effort between Pathways, the DC Department of Behavioral Health, and the DC Superior Court to provide immediate substance abuse and short-term mental health treatment services to arrestees (many of whom are homeless).

2012

Our staff, now totaling 100, housed our 600th client through our Housing First program.

2013

Partnered with MED Developers, LLC and City Interests to provide mental health and case management services in two affordable housing buildings in Wards 7 and 8.

– Held our first annual fundraising breakfast to launch our Key Society, made up of donors who have made multi-year commitments helping to ensure our work into the future.

2014

the conversation in terms of funders and providers. In short, Pathways empowered others in the District, some of whom were doing “housing last,” to do housing first. Today it is the standard in the community.”

– Nan Roman, President, National Alliance to End Homelessness
My name is Ellery Lampkin. I’m 43 years old and a native Washingtonian. In 2000, I was not yet 30, a drug addict, using crack cocaine, and living in an apartment my mother was paying for. One day my best friend came by to give me money to buy drugs for us. Upon returning home after purchasing the drugs, I found my friend on my couch with three bullet holes in her head.

My head was spinning and told me to leave. After that, I didn’t want to return home to my family. I stayed on the streets for four years. To support my drug habit, I stole things. To survive, I ate out of trash cans. I was locked up several times. In 2004, I found myself sleeping in an alley between Martin Luther King Library and a church at 9th and G Streets. That’s where I first learned about Pathways to Housing DC.

While sitting in the alley passing time, a lady came right up to me and before even asking my name, said, “Aren’t you tired of being homeless? Would you like an apartment?” I thought she was crazy. But for weeks she had passed me every day on her way to work so her face was familiar. I listened to what she had to say and followed her downstairs to an office inside the church. That lady was Christy Respress, and the office belonged to Pathways to Housing DC.

We talked about my situation and Christy told me about Pathways. She arranged for me to meet with the organization’s psychiatrist and medical director, who diagnosed me with bipolar disorder and PTSD. Afterward, Christy recommended that I go to a shelter until I heard from her again. She asked me to trust her.
Soon after, Christy tracked me down to share the news that Pathways had found an apartment for me. I was the 43rd person Pathways to Housing DC moved off the streets in its first year. In June of 2005, Christy helped me move into an apartment in Northeast Washington. We even went shopping for furniture and household items.

But I didn’t unpack. I wasn’t ready yet. In fact, I left the apartment and went back to the alley. I was scared and paranoid. I went back to eating out of trash cans. Over time, I was arrested several more times and spent the next few years in and out of jail. Yet, even while I was locked up, Pathways never gave up on me. Every time I got out, they offered me housing and their support. But still I wasn’t ready to get clean. After being arrested again on December 18, 2006, I finally decided it was time to get help. I was simply tired of being tired.

Today, I live in a sunny, heated two-bedroom apartment with a flat screen TV, a sectional couch and artwork on the walls. I have a bay window and a washer and dryer. The only downside is the apartment is up six flights. But I can deal with that.
Health

With the support of my Pathways team, I completed a treatment program for my drug addiction. I stopped going downtown where the drug users are. I put myself on a curfew. I see the Pathways psychiatrist and case managers regularly. They support me as I work to stay clean and out of trouble.

Not long ago, my case manager suggested I enroll in a class to become certified as a peer specialist, helping others who are transitioning out of homelessness. I’ll be certified in early 2015. In the meantime, the DC Department of Behavioral Health hired me to help people who are transitioning out of St. Elizabeths psychiatric hospital. Forty people applied for the job; only two of us were hired. The day I got my official government ID, I smiled like I had won the lottery. Through my work, I get to meet lots of different people—some who are in much worse shape than I was. One man was illiterate. I help people get their resumes together, but how do you do that for someone who is illiterate? Through my network I found an organization to help him. To support the people I work with, I think back to what the Pathways team did to help me. In the past, no one could count on me. Today, I have people who rely on me five days a week.
Just a few years ago, it was unclear what the future held for me—whether I would be dead or alive. Yet here I am, clean and sober, taking my medications, living in an apartment, which feels like Beverly Hills, far from the alley that was once my home.

I got a driver’s license, bought a car, and opened a bank account. I have a job and my own desk with my nameplate on it.

On the weekends, I spend time with friends and family. My mom and I go to church together every Sunday, and I watch movies with my neighbor. I also have Christmas dinner every year with a woman who works at the Martin Luther King Library. She was like a mom to me when I was on the street.

I still have nightmares about drugs. Sometimes I’ll go downtown to the library and talk to the men and women living not far from that alley. These are the people I smoked crack with. We did crazy things together. They see how I’ve changed. “Look: he has a car, a job. Look how he’s dressed.” I don’t go to show off. I go to associate with them. I need to go back to see where I got into trouble. To see where I met Pathways to Housing DC. My past is part of my recovery. I have to see where I’ve been to see where I’m going.

This year I am going to school in the mornings and working in the evenings, in order to complete my training to be certified as a peer specialist. I hope to land a full-time job with the DC government and to one day be able to give up my disability benefits, and to live like everyone else. That is my dream.
Housing First ends homelessness. It's that simple.
Statements of Financial Position
June 30, 2014 and 2013

ASSETS

<table>
<thead>
<tr>
<th></th>
<th>2014</th>
<th>2013</th>
</tr>
</thead>
<tbody>
<tr>
<td>Cash</td>
<td>$ 90,319</td>
<td>$ 134,925</td>
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<tr>
<td>Accounts receivable, net of allowance for doubtful accounts of $114,943 in 2014 and $101,078 in 2013</td>
<td>877,722</td>
<td>676,465</td>
</tr>
<tr>
<td>Restricted cash – client funds</td>
<td>365,648</td>
<td>304,527</td>
</tr>
<tr>
<td>Deposits</td>
<td>31,547</td>
<td>10,231</td>
</tr>
<tr>
<td>Note receivable</td>
<td>4,351</td>
<td>4,351</td>
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<tr>
<td>Furniture, equipment, and improvements – net</td>
<td>19,950</td>
<td>49,126</td>
</tr>
<tr>
<td><strong>Total assets</strong></td>
<td>1,389,537</td>
<td>1,179,625</td>
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</tbody>
</table>

LIABILITIES AND NET ASSETS

<table>
<thead>
<tr>
<th></th>
<th>2014</th>
<th>2013</th>
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</thead>
<tbody>
<tr>
<td>Accounts payable</td>
<td>196,898</td>
<td>161,197</td>
</tr>
<tr>
<td>Accrued payroll</td>
<td>251,178</td>
<td>239,082</td>
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<tr>
<td>Client funds</td>
<td>365,648</td>
<td>304,527</td>
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<tr>
<td>Grant advances</td>
<td>110,296</td>
<td>177,770</td>
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<tr>
<td>Line of credit</td>
<td>217,331</td>
<td>280,492</td>
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<tr>
<td>Note payable – related party</td>
<td>–</td>
<td>19,000</td>
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<tr>
<td><strong>Total liabilities</strong></td>
<td>1,141,351</td>
<td>1,182,068</td>
</tr>
<tr>
<td>Net assets Unrestricted – available for general activities</td>
<td>248,186</td>
<td>(2,443)</td>
</tr>
<tr>
<td><strong>Total net assets</strong></td>
<td>248,186</td>
<td>(2,443)</td>
</tr>
<tr>
<td><strong>Total liabilities and net assets</strong></td>
<td>$ 1,389,537</td>
<td>$ 1,179,625</td>
</tr>
</tbody>
</table>

Statements of Unrestricted Revenues and Expenses and Change in Net Assets
Year ended June 30, 2014. Nine months ended June 30, 2013

REVENUES, GAINS, AND OTHER SUPPORT

<table>
<thead>
<tr>
<th></th>
<th>2014</th>
<th>2013</th>
</tr>
</thead>
<tbody>
<tr>
<td>Public support – contributions</td>
<td>$ 279,709</td>
<td>$ 244,803</td>
</tr>
<tr>
<td>Grants and contracts</td>
<td>3,679,281</td>
<td>2,533,832</td>
</tr>
<tr>
<td>Fee for service – Medicaid/local (net of bad debt expense of $23,302 in 2014 and $25,310 in 2013)</td>
<td>3,722,765</td>
<td>2,138,449</td>
</tr>
<tr>
<td>Rent subsidies (LRSP)</td>
<td>1,670,595</td>
<td>1,238,815</td>
</tr>
<tr>
<td>Forgiveness of debt, interest, and other</td>
<td>5,879</td>
<td>150,053</td>
</tr>
<tr>
<td><strong>Total revenues, gains, and other support</strong></td>
<td>$ 9,358,229</td>
<td>$ 6,305,952</td>
</tr>
</tbody>
</table>

EXPENSES

<table>
<thead>
<tr>
<th></th>
<th>2014</th>
<th>2013</th>
</tr>
</thead>
<tbody>
<tr>
<td>Program services</td>
<td>7983,109</td>
<td>5,447,511</td>
</tr>
<tr>
<td>Supporting services – management and general fund raising</td>
<td>1,124,491</td>
<td>782,560</td>
</tr>
<tr>
<td><strong>Total expenses</strong></td>
<td>9107,600</td>
<td>6,230,071</td>
</tr>
<tr>
<td>Change in net assets</td>
<td>250,629</td>
<td>75,881</td>
</tr>
<tr>
<td>Net assets – beginning of year</td>
<td>(2,443)</td>
<td>(78,324)</td>
</tr>
<tr>
<td><strong>Net assets – end of year</strong></td>
<td>$ 248,186</td>
<td>$(2,443)</td>
</tr>
</tbody>
</table>
Donors

Our work is possible thanks to our many donors and partners. Their support allows us to fulfill our mission of ending chronic homelessness and supporting recovery for individuals living with complex needs. Pathways to Housing DC is grateful to the following individuals and organizations that provided support in Fiscal Year 2014 (July 1, 2013, to June 30, 2014).

**Government and Other Funders**

- The Community Partnership for the Prevention of Homelessness
- DC Department of Behavioral Health
- DC Department of Human Services
- DC Housing Authority
- Downtown DC Business Improvement District
- Golden Triangle Business Improvement District
- Substance Abuse and Mental Health Services Administration
- U.S. Department of Housing and Urban Development
- U.S. Department of Veterans Affairs

**Foundation, Corporate, and Faith Supporters**

- The William S. Abell Foundation
- Anonymous
- The Morris and Gwendolyn Cafritz Foundation
- Capital One
- Charlotte and Charles Perret & Family Fund
- Church of the Epiphany
- Community on the Hill
- Daniel and Karen Mayers Fund
- DataLab USA
- EJF Real Estate Services
- Eugene and Agnes E. Meyer Foundation
- First Congregational United Church of Christ
- Greater Capital Area Association of REALTORS
- GreenLine Real Estate
- The Herb Block Foundation
- The Katherine Lindsay Howell Fund
- Miriam’s Kitchen
- PNC Bank Foundation
- Rosalyn and Dr. Herman Efron Philanthropic Fund
- Share Fund of the Community Foundation for the National Capital Region
- St. John’s Church, Lafayette Square
- TJX Foundation
- Union of Concerned Scientists

**Individual Donors**

- Hans and Olga Aigner
- Michael Allen and Janice Kaplan
- Akwemahovi Amosu
- Anonymous
- Chiraag Bains and Tara Ramchandani
- Claire Balkam
- Maria Ballesteros
- Ivory Banks
- Stuart and Alison Barkoff
- Carina Barnett-Loro
- Ailene Batoon
- Ross Beales
- Michael Beckford
- Conrad Bennett
- Nicole Black
- Anna Blasco
- Erin Blasco
- Patrice Blymyer
- Michelle Bonner
- Lewis Bosson
- Doug Boucher and Charlotte Chakan Boucher
- Alison Boyce
- Carl and Barbara Brandhorst
- A. Oakley and Sydney Brooks
- Mary Buchner
- Martha Burt
- Melissa Burt-Gracik
- Caroline Butterworth
- Harry Carey
- Maureen Carlin
- Christina and Leonard Carlson
- Lee and Winthrop Carty
- Sapna Champaneria
- Sheng Yao Cheng
- Timothy Combs
- John and Amy Conrick
- John Corbett
- Paula Corbett
- Robert Cowin
- Marion Cox
- Cassie Cullins
- Joanne Davis
- Laurie Davis
- Malcolm and Judith Davis
- Richard Delmar and Janice Majewski
- Kallie DelVecchio
- Jessica Do
- Andrea and Bob Dodds
- Ray Douglass
- Carol Doyle
- Benjamin Edelman and Ruth Wielgosz
- Margaret Ehr
- Mollie Elkin
- Robert and Eileen Elkin
- Ronald and Eileen Elkin
- Anthony Epstein
- Kevin Farragher and Norma Kafka
- Melissa Felder
- Rose Felipe
- Barbara Felton
- Susan Fleischmann
- Lara Friedman
- Ruth Friedman
- Pamela Gannon
- Carl Gilmore and Patricia Sniesska-Gilmore
- Laurel Glassman
- Gary Goodweather
- Anne Gorman
- Linda Grabowski
- Joshua Green
- Robert and Mary Green
- Andrew Gryll
- Todd and Robyn Haim
- Lucas Hanyok
- Walter Haselrig
- Lauren Hauhn
- Caroline Herbert
- Susan Hester
- Ben and Catherine Hicks
- Dominic Holt and Heather Kapp
- Jean Hoffman
- Jay Horan
- Jean Hughes
- Megan Humphreys
- Robert Jee
- Toni Johnson
- Byron Johnson and Janelle Haskell
- Jessica Jones
Pathways to Housing DC has been at the forefront of providing innovative, evidence-based, and permanent solutions to ending homelessness in our nation’s capital. They have successfully implemented the Housing First model for the chronically homeless, which has been a game changer: the earlier paradigm of managing homelessness has been changed to that of ending homelessness. We made a $1.5 million investment in Pathways to Housing DC six years ago, our largest up to that time, and it has been one of the best we have ever made. We are honored to be one of their long-term partners.”

- Tom Nurmi, Board Member, The William S. Abell Foundation
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Relman, Dane & Colfax, PLLC

Nan Roman, Secretary
National Alliance to End Homelessness

Toni Johnson
AAUW

Bonnie Milstein, J.D.
Retired, Housing Attorney

Ed Rich, Esq.
Law Office of Edward Rich, PC

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Cornelia Kent, CPA
Director of Finance

Adam Maier
Director of Housing

Abby Morris, MD
Medical Director

Terrance Pollard
Human Resources Director

Hannah Zollman
Director of Development and Communications

For more information on Pathways to Housing DC, please visit us online at pathwaystohousingdc.org

“As the person who brought Pathways to Housing DC to Washington, I’ve had a front-row seat since the beginning. From my current vantage point at a national organization, I’ve seen Pathways’ Housing First model lead a remarkable paradigm shift from simply providing homeless services to the real and tangible commitment to ending chronic homelessness.”

– Linda Kaufman, National Movement Manager, Community Solutions
The cure for homelessness is a home.

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