



**Habitat for Humanity<sup>®</sup>**

of Greater Greensboro



SPRING 2025

# building together

2024 COMMUNITY IMPACT REPORT

# building communities

A decent home provides the strength, stability, and independence that families need. At Habitat for Humanity, our vision is a world where everyone has a decent place to live, which is the goal we strive to achieve every day. Our homeowners pay an affordable mortgage, receive financial education, and actively participate in building their own homes alongside volunteers.

This year, we partnered with thirteen families to help them realize their dream of homeownership. We are grateful for the ongoing support from our faith community, foundations, individuals, and corporate sponsors who make this work possible.

In 2024, Habitat Greensboro focused on investment and capacity building. Our goal is to help 40 families achieve homeownership each year. As our home building activities have increased, we are evolving from home builders to community developers. We have acquired several parcels of land that we plan to develop into future communities with 12 to 50 homes. The land development process will take a couple of years to complete, involving zoning, clearing, grading, utility installation, road construction, and dividing the land into individual lots before we can begin building homes.

To extend the opportunity of homeownership to more families of varied sizes, we are developing a mix of detached houses and townhomes, with sizes ranging from 400 to 1300 square feet. By offering a broader range of home types, we aim to provide a wider array of price points to help families qualify for our homeownership program. We remain committed to using quality materials and building standards that reduce operating and maintenance costs for families over the life of their homes. This approach helps keep housing costs low, allowing families to allocate more funds each month for essential needs such as food, medical care, education, clothing, and transportation.

As the Triad region grows, so does Habitat Greensboro's service area. In July, after five years of partnership, we officially welcomed Rockingham County into our service area and are now integrating services for Habitat homeowners there. Our guiding principle throughout this process has been: can we serve more families together? Our answer is a resounding Yes! We are excited to expand our service area and provide homeownership opportunities to more families throughout the Triad.

There is much to look forward to at Habitat Greensboro in 2025, as we fully integrate services in Rockingham County. As we expand, we understand the need to improve our organizational processes to become more efficient and effective in serving our community. This will ensure that we are the best stewards possible of your investment in our mission. With your continued partnership, support, and prayers, we look forward to providing safe, stable, and affordable housing for families in our community.

In partnership,



David Kolosieke  
President and CEO

This year, we  
celebrated

**13**

**new homes**  
purchased by  
first-time homebuyers

**22**

**children**  
who now have a  
safe, stable place  
to call home

**33**

**homes**  
under construction  
at year-end



## thank you to our 2024 build partners

84 Lumber • Allen Tate Realtors • Bank of America • Brady Services • Christ UMC  
Dawn S. Chaney Foundation • Enterprise Holdings Foundation • First Baptist Church Greensboro  
First Friends Meeting • First Presbyterian • Ginkgo Residential • Glenwood Presbyterian  
Guilford Park Presbyterian • Lake Jeanette Orthodontics & Pediatric Dentistry  
Monticello UCC Women's Fellowship • Oak Ridge Presbyterian • Pinnacle Financial Partners  
Presbyterian Church of the Covenant • Proctor & Gamble • Publix Super Markets Charities  
Pulte Group, Inc. • St. Andrew's Episcopal • St. Paul Presbyterian • Starmount Presbyterian  
Tuggle Duggins • United Methodist Foundation of Western NC • West Market Street UMC  
Westminster Presbyterian • Women Build Giving Society

# building community

On May 30, Natasha, the last homebuyer in White Oak Heights, closed on her home, providing her family with the safety and security of an affordable, fixed-rate mortgage. Natasha shared, “Habitat for Humanity blessed me because ... I was jumping around from house to house.” Now, as a new homeowner, Natasha and her two children no longer have to worry about where they will stay next—they have found their forever home.

Although Natasha is the final homebuyer to close on her house, she is one of 17 homeowners in this Habitat community, which began in 2019 with the construction of four homes in partnership with the Greensboro Builder’s Associations’ Raising Roofs blitz build. In just one week during the summer of 2019, White Oak Heights transformed from a relatively flat, blank slate into the beginnings of a community with four fully built homes, followed by the kickoff of two additional homes.

The first four homebuyers—Ashli, LaToya, Raquel, and Stevie—moved into their new homes just as COVID-19 halted Habitat Greensboro’s construction program. Once construction resumed, two more homes were completed, and another two began. Gradually, the neighborhood began to take shape as more families and children moved into the community.



In 2023, the final six homes were constructed. One by one, these homes were completed, and the homebuyers took ownership. As they settled in, the neighborhood came alive. On any given day, you can see children running from backyard to backyard, filling the community with laughter and friendship. In one instance, a friendship spanning decades became even stronger when Tiffany was accepted into the Homeownership Program and began her lot selection process. She had no idea that the first lot she was shown would be right beside her high school friend, Ashli. Now, the two live next to each other, and their children will have the opportunity to grow up as best friends.

What started as a collection of houses has grown into a vibrant community. Thanks to the generous support of financial sponsors and the hard work of countless volunteers, White Oak Heights has become a true neighborhood filled with friendships and bonds that will be passed down to future generations.



## special thanks to our 2024 strategic partners



Christ United Methodist Church



First Citizens Bank



PUBLIX SUPER MARKETS CHARITIES



westminster presbyterian

84 Lumber | ArchMI | Columbia Forest Products | Cone Health  
 First Baptist Church | First Horizon Foundation | Pulte Group | Replacements, Ltd.  
 Skyla | Starmount Presbyterian Church | Wells Fargo Builds  
 Well-Spring Retirement Community | West Market Street UMC | Whirlpool

# volunteering

This year, we  
were blessed with

**1,133**  
volunteers  
who served  
a total of

**12,430**  
hours served  
and included

**801**  
first time  
volunteers





## want to volunteer?

Whether you're 10 or 110, we have a volunteer opportunity for you!  
Scan the QR code or visit [HabitatGreensboro.org/volunteer](https://HabitatGreensboro.org/volunteer) to learn more.



# playhouse project

21

delighted children

\$25,000

to support affordable housing



# pride build 2024

Habitat Greensboro was excited to host our first Pride Build in October. We look forward to this becoming an annual event to raise awareness of housing challenges and to welcome all of our neighbors to gain access to safe, stable, and affordable housing.



**PRIDE**  
**BUILD**



# tropical jersey night

Thanks to our friends at PMI, Tropical Jersey Night raised over

**\$7,600**

to support new home construction

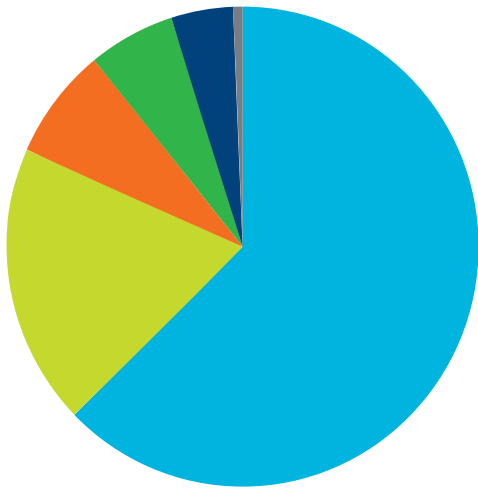


# blueprints & bubbly

more than **250** attendees joined us at Habitat Greensboro's annual house party to celebrate our 2024 Habitat Heroes - the Tesh Family

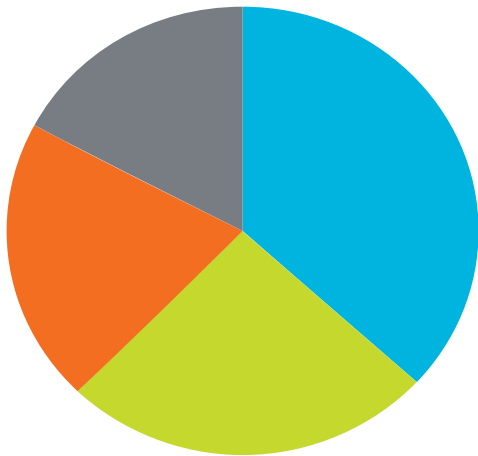


# financial highlights



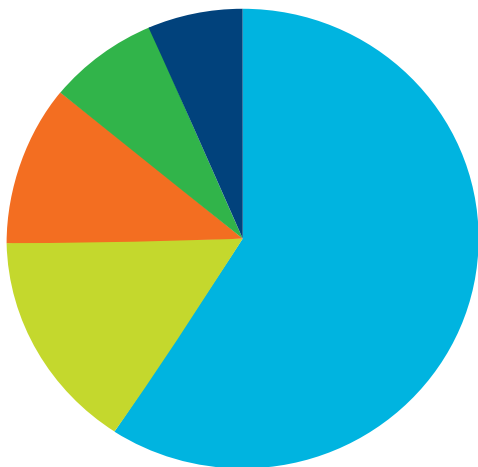
## funding sources

Home Sales	\$3,368,000	62.8%
Philanthropy	\$1,025,949	19.2%
ReStore Sales	\$403,188	7.5%
First Mortgages	\$318,388	5.9%
Government Grants	\$227,036	4.2%
Other Income	\$22,547	0.4%
<b>Total</b>	<b>\$5,365,108</b>	<b>100%</b>



## philanthropic contributions

Individuals	\$376,605	36.7%
Corporate Partnerships	\$261,317	25.5%
Faith Community	\$211,535	20.62%
Grants	\$176,492	17.2%
<b>Total</b>	<b>\$1,025,949</b>	<b>100%</b>



## uses

Construction Services	\$4,043,604	59.1%
Retail Services	\$1,069,041	15.6%
Fundraising	\$761,287	11.1%
General Admin	\$522,316	7.6%
Family Services	\$441,831	6.5%
<b>Total</b>	<b>\$6,838,079</b>	<b>100%</b>

*Data above represents Habitat Greensboro's FY24 audited financials.*



## Board of Directors

- Dede Potter | Board Chair
- Ryan Castillo | Vice Chair
- Tamara Moore | Secretary
- Siddiga Ahmed
- Danny Brown
- Ginger Craig
- Chad Cook
- Junita Davis
- Morris Davis
- Karen Dyer
- James Harmon
- Rev. C. Bradley Hunt, II
- Sarah Hutchinson
- Wayne Marsh
- Amy Meinecke
- Amina Memon
- David Millsaps
- Domonicka Moore





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 @habitat\_gso



## 2025 UPCOMING events

### Women Build

March 1 - 29

### Playhouse Project

April 11 and 12

September 26 and 27

### Clergy Breakfast

May 1

### Habitat Giving Day

June 26

### Blueprints and Bubbly

September 18

### commUNITY Build

October 4 - 18

### Veterans Build

Coming Soon