

Homes Health & Hope



2023
ANNUAL REPORT

**COLORADO
COALITION**
FOR THE HOMELESS



40 YEARS of Homes, Health, & Hope

Message from the President & CEO

My first year as CEO of the Colorado Coalition for the Homeless has presented me with frequent waves of nostalgia as I remember things that were true 20 years ago when I first started as an employee and are still familiar and growing challenges. Today, homelessness—and first-time homelessness—are occurring at the highest levels ever seen in Colorado.

In these pages, you will read about our work to connect individuals and families to the resources they need to address their obstacles to stability, to live healthier lives, and to build resilience and communities. During 2023, the Coalition opened the John Parvensky Stout Street Recuperative Care Center, Colorado's only recuperative care facility focused on connecting people with the housing and services they need to attain stability.

The Coalition was recognized for innovation at our Fort Lyon Supportive Residential Community, a one-of-a-kind, peer-led recovery community serving more than 2,200 people during its decade of operation.

Our workforce of 800+ professionals is the backbone of housing and services in metro Denver, supporting people as they move from crisis toward stability. They play a central role in partnerships with the City and County of Denver, other service providers in metro Denver, and agencies throughout the state.

This vital work is more important than ever, and the support of donors like you remains essential. With your continued generosity we will be able to meet today's challenge and build toward a community where everyone who needs a stable home has one.

Thank you,



Britta Fisher

President & CEO



We believe all people have the right to adequate housing and healthcare.

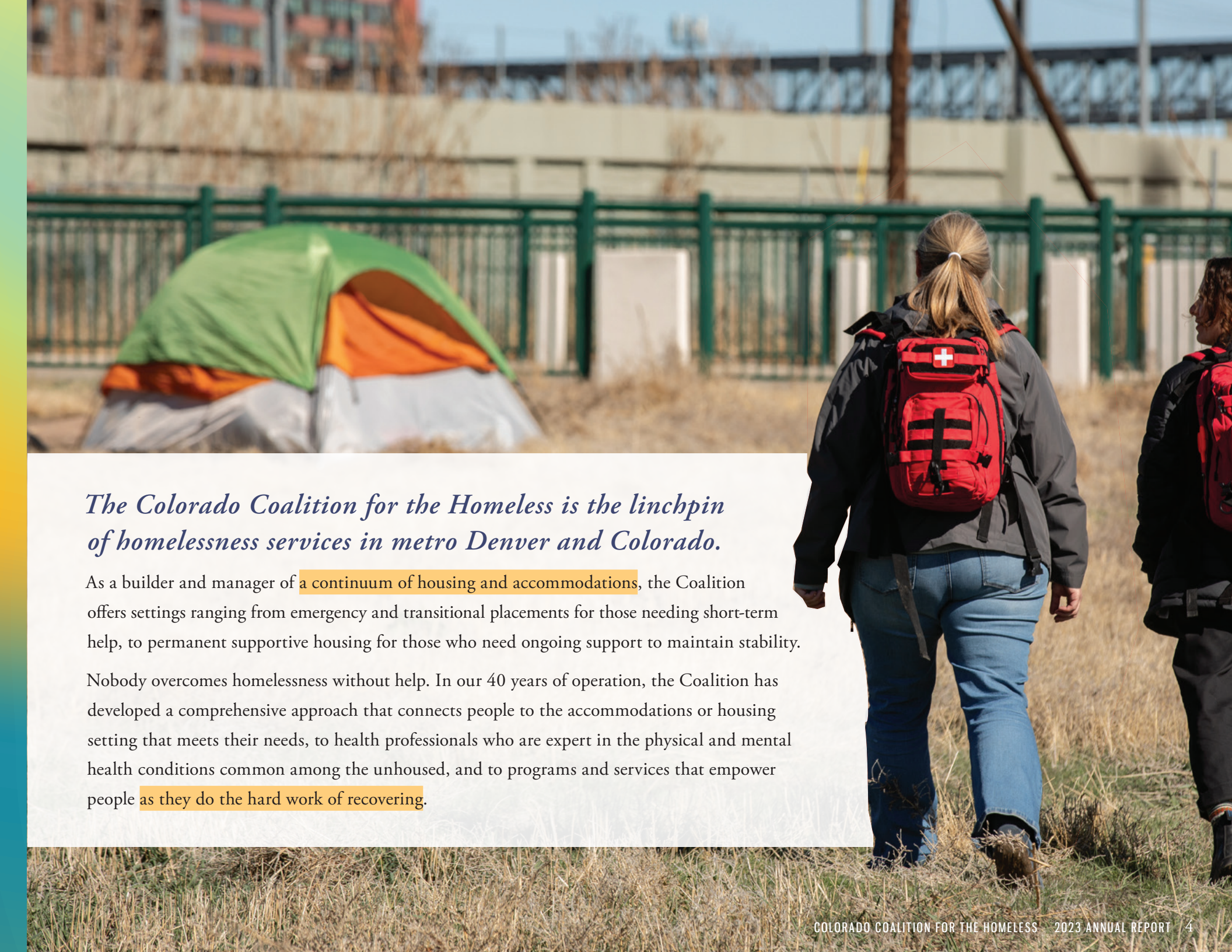
This is the foundation of our mission and our work at the Colorado Coalition for the Homeless.

The emergency federal and state funding in response to the COVID-19 public health crisis ended in 2023, just as metro Denver saw homelessness surge to 9,065¹, a 32% increase over one year.

More than 30,000 people needed homelessness services in metro Denver last year. **The Colorado Coalition for the Homeless served 75% of them.**

¹ Metro Denver Homeless Initiative, *2023 Point In Time Count*, a snapshot of homelessness on a single night.

This figure is the number of individuals who reported sleeping outdoors or in shelters on 1/30/2023.



The Colorado Coalition for the Homeless is the linchpin of homelessness services in metro Denver and Colorado.

As a builder and manager of a continuum of housing and accommodations, the Coalition offers settings ranging from emergency and transitional placements for those needing short-term help, to permanent supportive housing for those who need ongoing support to maintain stability.

Nobody overcomes homelessness without help. In our 40 years of operation, the Coalition has developed a comprehensive approach that connects people to the accommodations or housing setting that meets their needs, to health professionals who are expert in the physical and mental health conditions common among the unhoused, and to programs and services that empower people as they do the hard work of recovering.

Housing

Through the Coalition's 23 properties and relationships with private landlords, we house 4,400 households each night.



This year was the first full year of operation of *Renaissance Legacy Lofts*, our newest property offering permanent supportive housing. All residents were formerly homeless and were high utilizers of emergency medical and hospital services. As is being tracked and reported on as part of the Social Impact Partnership to Pay for Results Act (SIPPR) federal funding program, these residents are already experiencing a lower incidence of emergency medical utilization, saving taxpayers significant costs.

23  The Coalition operates
PROPERTIES
to give people space to transform their own lives

The Coalition's newest property, *Renewal Village*, began renovations in 2023. This former hotel will reopen in 2024 with 215 units of permanent supportive and transitional housing apartments.

BOTTOM LEFT: David and his case workers celebrate his successes as one of the first residents of Renaissance Legacy Lofts.

BOTTOM RIGHT: Renewal Village will open in 2024.

99%  of residents
in permanent supportive housing **REMAINED STABLY HOUSED** over 12 months



Integrated Healthcare

The Coalition's Integrated Health Service cared for 17,064 adults and children in 2023, a 16% increase over the previous year.



The Coalition's *Integrated Health Service* is recognized for its expertise in caring for patients with the most complex needs: chronic medical and mental health conditions, integrating healthcare needs with housing, and social services supports to promote healing and housing stability.

17,064

PATIENTS

received Coalition healthcare services in 2023



The *John Parvensky Stout Street Recuperative Care Center*, opened in February, is an innovative and much-needed setting where hospitalized patients who had no home to where they could be discharged for recuperation. The program, funded through public grants and partnerships with area hospitals, served 722 individuals, preventing more costly returns to the hospital, and instead connected patients with housing, healthcare, and other services during their stays.

≈ *The Stout Street Clinic, the largest of our six clinics, is a hub for whole person care.*



≈ *Residents at the Recuperative Care Center build community over shared meals and activities.*



722 patients recovered in

RECUPERATIVE CARE during 2023



Hope

Throughout the Coalition's programs we honor the inherent dignity of those we serve, affirming their capabilities and fostering their hope that a better life is possible.



We follow a strengths-based approach, providing the right housing or transitional setting, expert healthcare, and a wide array of services to support each individual as they build resiliency and do the hard work of overcoming homelessness. *Case Management* helps individuals as they address their specific obstacles to stability. *Resident Services* guides people who are overcoming chronic homelessness as they learn to become neighbors in a community. *Employment Services* supports people through job applications and new employment.

For individuals seeking recovery from substance use disorders, the Coalition's *Fort Lyon Supportive Residential Community* in Bent County offers a one-of-a-kind model in peer-led recovery programming. The cornerstone of Fort Lyon's philosophy is person-centered, long-term recovery. Residents determine their own recovery plans and, with support from staff and their fellow residents, have up to two years to achieve their goals. During their time at Fort Lyon, residents access case management, peer support services and



Fort Lyon saved my life...I was a junkie on the streets in Denver. I didn't know I had any dreams because I was so hopeless. This place gave me hope; it gave me a dream.

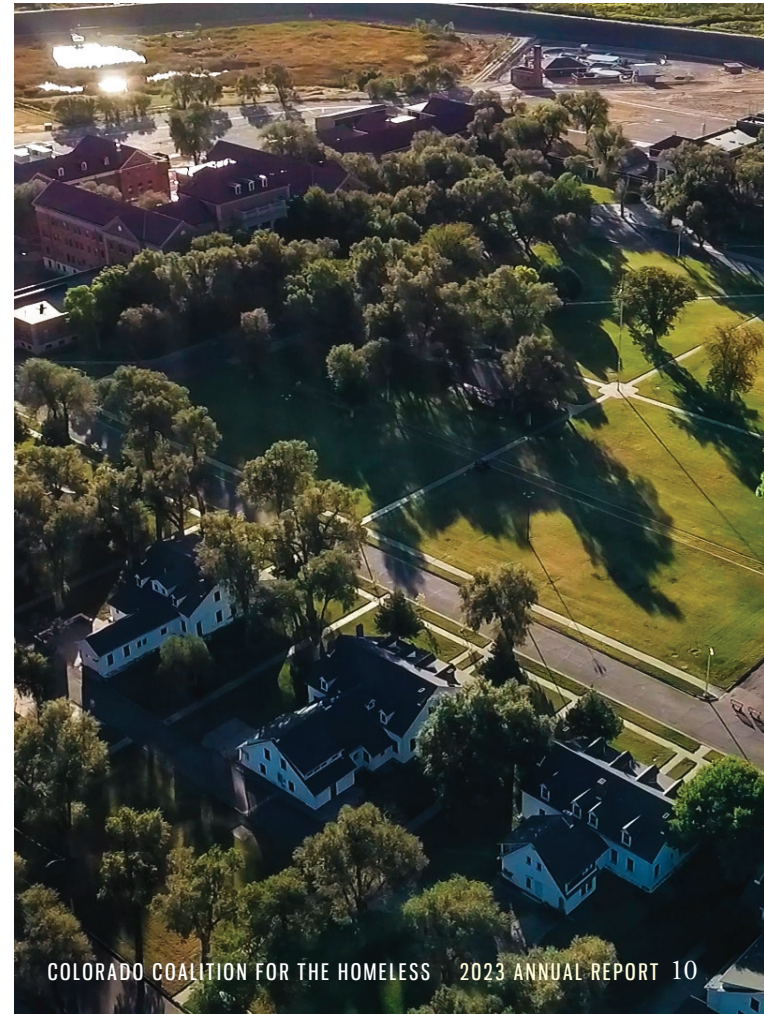
— KAT, *Fort Lyon peer mentor*

peer-led recovery groups, vocational training programs, life skill building activities, educational opportunities, and employment in the local community.

Since 2013, the program has opened the door to stable lives for more than 2,200 people. The program—a state-wide collaboration between the Coalition, the Colorado Department of Local Affairs (DOLA), and Bent County—provides this effective program for a cost of \$18,800 per person annually, compared to an average taxpayer cost of \$45,993 per person annually for those experiencing homelessness and substance use disorders in metro Denver.

TOP: Now six years sober, Kat lives in Las Animas and mentors other women working on their sobriety.

BOTTOM: Fort Lyon's beautiful campus gives people the time and space they need to work on their recovery.



Partnerships

» *Our compassionate medical outreach staff assist people living in encampments with acute or chronic medical problems.*

The Coalition is Denver's and Colorado's trusted expert and leader in addressing and resolving homelessness. We deliver a comprehensive array of housing and services, yet we don't work alone.

Our long-standing partnership with the City and County of Denver through the *Denver Street Outreach Collaborative (DSOC)* and *Strategic Outreach to Large Encampments (SOLE)* creates pathways to housing and services for thousands

of people struggling to survive in street encampments. During the year, the *Coalition Outreach Services* program had more than 20,000 interactions with people in encampments, connecting 66% of individuals with intensive services and



housing resources. As part of the *House1000* initiative, Outreach workers moved more than one thousand individuals to short-term accommodations and services, while the Coalition's *Integrated Health Services* delivered mobile medical services addressing acute and chronic health conditions. Through this partnership, the Coalition also operates a satellite health clinic at the 48th Street 24-hour shelter.

« *The Coalition's mobile clinic takes healthcare delivery to the streets.*



Charitable Support is Key

Even as we celebrated new housing opened by the Coalition and its partners, post-pandemic economic pressures continued to force people into housing instability and homelessness.

During 2023, Denver was second only to Chicago in the growth of first-time homelessness.

Congress's return to pre-pandemic Medicaid eligibility rules created a tremendous financial challenge for the Coalition. As a result of this change, thousands of people lost their health insurance coverage, including 6,038 Coalition patients—35% of all we serve—incurring more than \$5 million in uncompensated care costs.

The generous support of donors touches every area of the Coalition's operations.

Gifts to the *Integrated Health Service* support healthcare visits for uninsured

patients, opening the door to medical and mental healthcare, housing, and other services that lead to their recovery.

Gifts dedicated to childcare support the *Renaissance Children's Center*, providing a trauma-informed curriculum and staffing that helps children build the assets they need for successful futures, while parents complete their educations and seek employment.

» *Lois and Jay Miller are committed to helping the Coalition do the most good.*

Gifts to *Housing Assistance* help with rent deposits, so families can move into apartments more quickly, or cover a few nights in a motel while waiting for an apartment to be readied.

Unrestricted gifts help us meet local matching requirements for federal and state grants, enabling us to secure funding to pay for housing subsidies, healthcare delivery, and other supportive services.



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Our sincere appreciation to each of you for making this work possible!

\$250,000 or more

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\$100,000 – \$250,000

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In 2023,
the Colorado Coalition for
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ADULTS & CHILDREN



\$5,000 – \$9,999

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1,535
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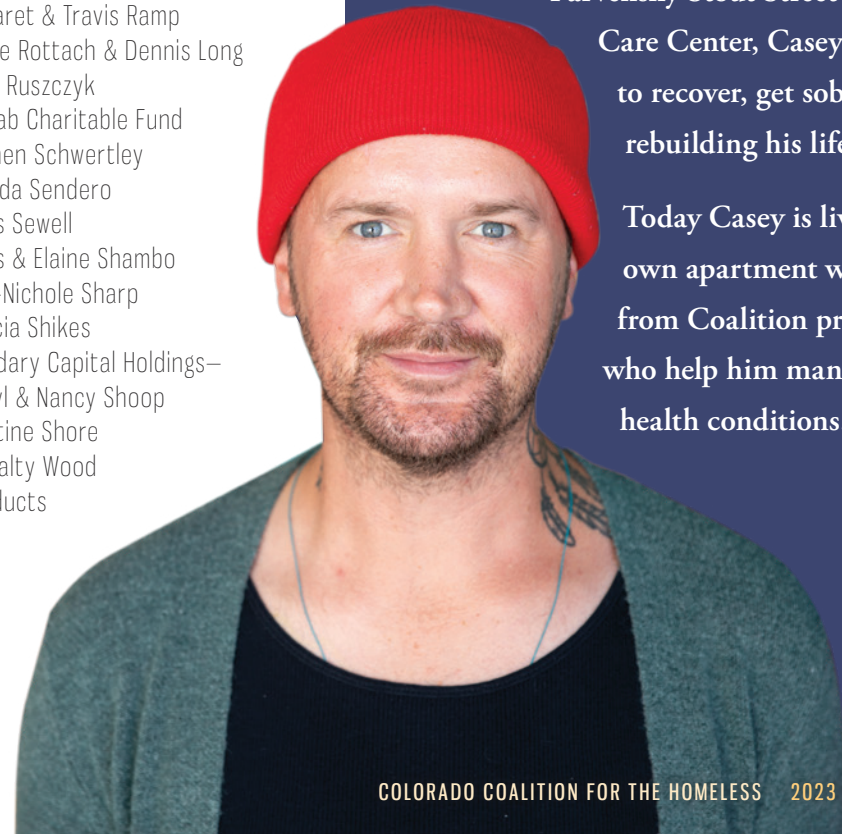
ON THE COVER

Casey

Sports-related traumatic brain injuries (TBIs) pushed this successful professional athlete to an unexpected place. When his supportive family member died, Casey lost his social support and housing and found himself sleeping on the street. He struggled to manage his disorder and frostbite in the winter cold and finally ended up in the hospital. Through a new partnership between the hospital and the John

Parvensky Stout Street Recuperative Care Center, Casey had a place to recover, get sober, and begin rebuilding his life.

Today Casey is living in his own apartment with support from Coalition program staff who help him manage chronic health conditions.



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123,849

HEALTHCARE ENCOUNTERS

across physical and mental healthcare in 2023

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460 people served in peer-led recovery program

AT FORT LYON in 2023

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Your gift to the Coalition supports the housing and services that change thousands of lives every year. Thank you! Your gifts can also create significant benefits for you, too.

Your gift online or mailed to us at Colorado Coalition for the Homeless, PO Box 1560, Denver, 80201 **is tax-deductible.**

Making your gift an automatic monthly gift helps us **support housing and services all year round.**

Colorado tax credit programs including the Colorado Child Care Tax Credit (CCCTC) or the Homeless Contribution Tax Credit (HCTC) can **further reduce your state tax liability.**

Your gift of appreciated stock can be deducted at the current market value of the stock, allowing you to **avoid capital gains taxes.** Stock gifts of \$5,000 or more also qualify for the 25% HCTC, creating an **additional benefit on your Colorado taxes.**

A Qualified Charitable Distribution from your IRA meets your required minimum payout, avoids taxation, and **qualifies for Colorado tax credits.**

Naming the Coalition as a beneficiary of your IRA or leaving a bequest in your will **creates lasting solutions far into the future.**

We love to hear from donors and are happy to help explore different ways that your gift to benefit lasting solutions can benefit you, too. Please contact us at giving@coloradocoalition.org or call us at 303.312.9634.

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 Karen Stevens
 Michael Stimpson & Stacie Shaffer
 Don & Annette Stott
 David Studebaker
 Stephen & Joan Sullivan
 Anne & Zack Sulsky
 Meyer & Judith Sussman
 Douglas & Dru Sutton
 Swedish Medical Center
 Edith Swonger-Schwartz
 Drs. Lorna & Lee Szczukowski
 Joshua Tacey
 Beatrice Taplin
 Christopher Taravella
 James & Mary Ann Tarpey

44,139 
**SUPPORTIVE
 SERVICES VISITS** in
2023

Caitlin Teare
 Thomas Tebockhorst
 Lee & Kathryn Terry
 Mitchell Thayer
 James & Nancy Thomas
 Jeffrey & Liz Thomas
 Ronald Thomas
 Lisa Thompson
 Michael Thompson
 Peter Thulson
 Jane Tidball & Kevin White
 Gregory & Joan Tobias
 Marion Tobin
 Lisa Tracey & Will Carter
 Andrea Turner
 United Way Suncoast
 Mark Upshaw
 James & La Donna Urban
 Barbara Van Horne
 Michael & Vicki Van Portfliet
 Ronald & Dolores Vasquez
 Blaine Versaw

Aaron Verstraete
 VMware Foundation
 Duane Wagner
 Jack Wallace
 Donald Walls
 Douglas & Sandra Warriner
 Kenneth & Tamara Weil
 Charles Welton
 Ira Wertenteil
 Matthew West
 Matthew Westfall
 Gari & Jim Westkott
 William White &
 Mara Prandi-Abrams
 Loreta & Brian Whitney
 Richard Wille
 Sharon & James Williams
 Linda Wimbush
 Greg Wimpey
 Jim & Judy Winston
 Michael & Anita Winter
 Thomas Wolf

Monica & Richard Wolfe
 Scott Woody &
 Linea Vandalsen-Woody
 Michael Worster
 Charles & Ann Wright
 William & Jaye Zessar
 Carle Zimmerman
 Zonta Club of Denver II
 Kelly & John Zuiker
 Mary Zweighaft

*Thank you to our
 generous donors of
 all gift levels.*

288
VOLUNTEERS
PROVIDED



5,518 HOURS OF SERVICE
 to support Coalition programs in 2023,
 a \$200,634 value

Legacy Society Members

Anonymous (3)
George & Cheryl Anderson
Eric Baer
Elana & Glenn BlueStone
Todd Callahan
Jane Cates
Todd Clapp
Montgomery Cleworth
Marilyn & John Collister
Kathleen & Drew Conneen
Virginia Craighead &
Michael Brooks
Patricia Crow
Nicholas Downey
Jessica Driscoll
Emiline Ensley
Chrissy Espinoza
Maya Garraty
Timothy Gognat
Timothy Green
Milton & Angelina Gonzales
Celeste Grynberg
Rebecca Hammond
Larry Hoffman
Jason Huck
Lorraine Jakubowski
Beth Kiovsky
Sheila Kowal & Blake Chambliss
George Kruger
Samuel Ley
Amy Marschak
Matthew Masotti
Eryn McCloy
Ross Menachof
Lori & Phillip Menicos
Kirit Merchant

Ron Miller
Bonita Mineo
Jonathan Moller
Mary Monfort
William Owens
John Parvensky &
Tenley Stillwell
Melinda Percell
Richard Pflugfelder &
Arlene Abady
Terrance Posey
Nancy Reddick
T.R. Reid III
Robert Renfro II
Grace Rhodes
Ken & Kathy Risdén
Wag & Annalee Schorr
Tiffany Selzer
Skylar Sever
Devin Smith
Jane Stroebel
Mark & Carol Talpas
Christopher Taravella
Jodie Taylor
John & Kathy Thompson
Peter Thomson
Patricia Van Cleave
Theresa Wallace
Tricia Walsh
Mary Weber
Alicia Williams
Kelly & John Zuiker

In Remembrance

Lincoln V. Bonen
Sally J. Boyson, MD
Valerie G. Brown
Carol Condit
Henry William Crass, V
Elizabeth Mildred Duggan
Irene J. Galves
Wilma Godfrey
Vaneece & Irwin Harris
Virginia Heddens
James Hubbell
Christopher Isensee
Maya Iyengar
Edward Kay
Esther Liss
Nancy Livingston
Robert Melvin
Lynn D. Rouse
John G. Searle
Vicki Tosher
Steven Walker
Natalie West
Arthur Young



Celebrating Legacy Gifts

The Coalition is grateful for the many legacy gifts given over the years. These donors created an enduring impact on the Coalition's programs, which have helped thousands of people overcome homelessness and rebuild their lives. We honor this foresight and generosity.

How to Help

You can impact homelessness by:

- Naming the Coalition as a beneficiary of your IRA (or retirement plan)
- Including a gift for the Coalition in your will or living trust

The options above allow people to remember loved ones, then prioritize the Coalition to receive a legacy gift.

Please visit us online at coloradocoalition.org/legacygifts to explore this option in more detail.

By creating a legacy gift, you will join others who are helping build a community where everyone who needs a stable home has one.

Board and Committees

Board of Directors

Mychael Dave **CHAIR**
Christopher Bates
Darrell Brown
James E. Davis
Norman Haglund
Donna Hilton **VICE CHAIR**
Randle Loeb
Cuicatl Montoya **SECRETARY**
Joel Neckers
T.R. Reid
Andrew Romero
Charles Savage
Jane Tidball
Tom Wolf **TREASURER**

Program Committee

Donna Hilton **CHAIR**
Darrell Brown
Mychael Dave
Pavan Desai
Andrew Grimm
Leland Hansen
Laray Kraeplin
Randle Loeb
Rev. Benjamin Mann
Cuicatl G. Montoya
Myra Nagy
Charles Savage
Lisa Thompson
Thomas Wolf

Renaissance Housing Development Corporation Board of Directors

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Jennifer Cloud **SECRETARY**
Darrell Brown
Norman Haglund
Randle Loeb
Andrew Romero
Michael Sullivan
Jim Winston

Finance Committee

Tom Wolf **CHAIR**
Meredith Johnson
Charles Savage
Pete Stoller
Joe Swensson

Consumer Advisory Committee

Randle Loeb **CHAIR**
Myra Nagy
Gayle Van Loan

Leadership

Britta Fisher **PRESIDENT & CEO**

Cathy Alderman **CHIEF COMMUNICATIONS & PUBLIC POLICY OFFICER**
Eli Allen **VICE PRESIDENT, HOUSING ASSISTANCE**
Louisa Amott **CHIEF HUMAN RESOURCES OFFICER**
Jennifer Cloud **CHIEF REAL ESTATE OFFICER**
Ernest Gilmore **VICE PRESIDENT OF TECHNOLOGY SYSTEMS**
Andy Grimm **VICE PRESIDENT, INTEGRATED HEALTH OPERATIONS**
Lizz Jackson **CHIEF EQUITY & ADMINISTRATION OFFICER**

Adam Mingal **GENERAL COUNSEL**
Dr. Jamal Moloo **VICE PRESIDENT, INTEGRATED HEALTH SERVICES**
Meg Mullen **CHIEF DEVELOPMENT OFFICER**
Pete Stoller **CHIEF FINANCIAL OFFICER**
Damien Talley **VICE PRESIDENT, SUPPORTIVE HOUSING**
Dr. Lisa Thompson **CHIEF PROGRAM OFFICER**
Deanne Witzke **VICE PRESIDENT, COMMUNITY SERVICES**

2023 Awards

Urban Land Institute

Terwilliger Center Award for Innovation in Attainable Housing: *John Parvensky Stout Street Recuperative Care Center*

Housing Colorado

Eagle Award for Innovative Affordable Housing Project: *Renaissance Legacy Lofts*

1,034 
people moved from
ENCAMPMENTS
to indoor accommodations in 2023

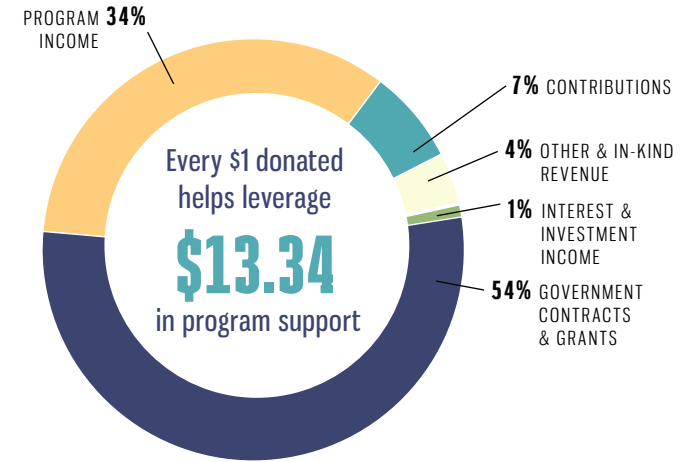
2023 Financial Highlights

Consolidated Statement of Activities: Year Ended December 31, 2023

CCH Property Management Department
Renaissance Housing Development Corporation
SSRC Corporation
Stout Street Health Center LLC
Blue Spruce LLLP
Civic Center Apartments LLLP
Concord Plaza Housing Corporation
Forum Building Housing LP
Fusion Studios LLLP
CCH Lincoln Glenarm LP
Loretto Heights Housing Corporation
Lowry Boulevard Apartments LLLP
Off Broadway Lofts LLLP
Park Avenue Housing Corporation
Renewal Village Housing Corporation
Xenia Village Apartments LLLP

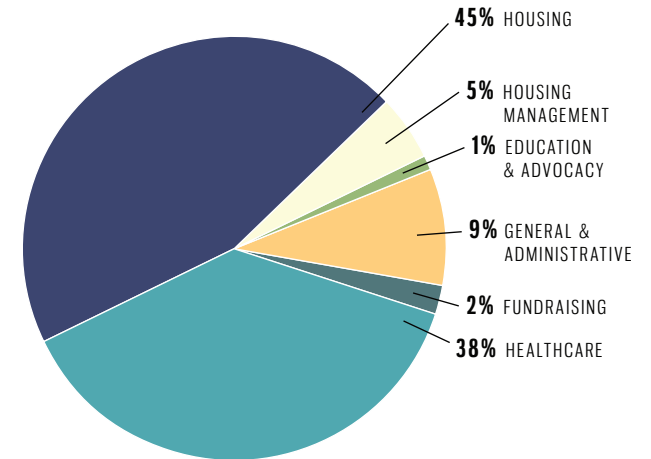
Operating Revenues & Support

Contributions and Grants	7,609,312
Government Contracts and Grants	62,575,691
Program Income	38,962,864
Interest and Investment Income	1,753,596
Other and In-Kind Revenue	4,605,973
Total Revenues and Support	115,507,436



Operating Expenses

Healthcare	43,534,707
Housing	52,530,745
Housing Management	5,732,501
Education and Advocacy	860,072
General and Administrative	10,706,429
Fundraising	2,249,004
Total Expenses	115,613,458
Net Income	(106,022)



Net Assets

Change in Net Assets from Operating Activities	(106,022)
Net Assets, Beginning of Year	136,998,402
Net Assets, End of Year	136,892,380

Philosophy of Service

We believe all people have the right to adequate housing and healthcare. We work to remove the barriers that restrict access to these rights. Society benefits when adequate housing and healthcare are available to everyone.

We create lasting solutions to homelessness by:

- Honoring the inherent dignity of those we serve, affirming their capabilities and fostering their hope that a better life is possible.
- Building strong, caring, and trauma-informed communities through the integration of housing, healthcare, and supportive services.
- Advocating for social and racial equity, inclusivity and diversity and challenging the status quo in partnership with our workforce members and those we serve.
- Achieving excellence through continuous quality assurance, innovation and professional development.
- Using resources judiciously and effectively.





We believe homelessness is solvable.

The mission of the Coalition is to work collaboratively toward the prevention of homelessness and the creation of lasting solutions for families, children, and individuals who are experiencing or at-risk of homelessness throughout Colorado.

The Coalition advocates for and provides a continuum of housing and a variety of services to improve the health, well-being, and stability of those we serve.



HOMES



HEALTH



HOPE

Support the Coalition today by visiting coloradocoalition.org