

PHOTOGRAPHS IN COLOR BY PAUL VAN DE GRAAF AND PHOTOGRAPHS IN B&W BY GERRY DAVIS

Faces of Cathedral Square



Cathedral Square

Advancing Healthy Homes, Caring Communities & Positive Aging since 1977

2023
IMPACT
REPORT



MISSION

Cathedral Square improves the lives of older adults and people with diverse needs by creating and maintaining quality, affordable, service-enriched housing. We recognize that safe, affordable homes provide the foundation for health, individual and community well-being, and economic, racial, and social justice.

VISION

We envision a time when all people have access to safe, quality, affordable housing that is welcoming and inclusive, with access to the support and services they need to help them stay healthy and thrive in their communities. At Cathedral Square, all staff and residents feel valued, safe, respected, empowered, and supported to reach their fullest potential.



Dear Friends,

Reflecting on 2023, I am filled with gratitude for all that we were able to accomplish together. It was a year of recognition for our hardworking staff, with remarkable things happening across departments. Years of hard work and planning led up to these successes, and I can't wait to share our stories with you in the following pages.

While there is so much to celebrate, last year also brought with it some challenges. We continue to face workforce shortages and rising construction costs, while also seeing an increasing demand for the services and housing we provide. But despite the challenges we're facing, our staff continue to step up and find a way. They are the heartbeat of this organization, and I am truly grateful to work with so many resourceful and compassionate people. We also could not do what we do without the support of our generous donors, our board members, and all the volunteers who bring so much joy to our communities every day.

I hope you will join me in recognizing a year of major accomplishments highlighted in this report! The year started off with the successful completion of our \$1 million capital campaign for Memory Care at Allen Brook. With the future of Memory Care secure, we turned our sights to the next project. Thanks to support from several local volunteers at the Williston-Richmond Rotary, work began to create a low-maintenance garden for the grounds which we plan to complete this summer.

Throughout the winter and spring, we were busy advocating for increased investment in affordable housing, supportive services, and long-term care. In collaboration with partner organizations, our 2023 advocacy efforts yielded a substantial Medicaid rate increase for assisted living and increased investment

in affordable housing, along with funding for SASH innovations.

In response to the increasing need for affordable housing, we continue to build new housing. In the fall we began construction on our 28th property, Kelley's Field II, which will bring 24 more affordable apartments to our Kelley's Field development in Hinesburg. We also laid the groundwork for a new community in St. Albans, which will bring 33 new affordable apartments to the area in 2025.

Our successful SASH® (Support and Services at Home) Embedded Mental Health Program received funding from Senator Sanders to continue and expand across the state. Our SASH for All pilot launched in the Brattleboro area, bringing SASH programs and resources to families and individuals living in affordable housing communities. SASH continues to grow in Rhode Island and across Vermont through our partnership with affordable housing providers and BlueCross BlueShield of Vermont.

As we shift our focus ahead, we will be applying our expertise in housing and health care to support unhoused Vermonters. We will also continue to advocate for systemic change and increased investment in Vermont's long-term care system and affordable housing infrastructure.

Thank you for your ongoing support. I can't wait to see what we'll do together in 2024.

With gratitude,



Kim Fitzgerald
CEO



Scan with your camera app for
a video recording of this letter!

Securing the Future of Memory Care in Williston

In late 2022, we launched a \$1 million capital campaign to pay off the remaining debt at Memory Care at Allen Brook (MCAB), our Williston-based residence for very low-income Vermonters on Medicaid and the only truly affordable memory care residence in the state. In early 2023, we reached our goal, ensuring that this community will remain sustainable into the future.

"We had an ambitious goal, and our supporters rose to the occasion," shared Cathedral Square CEO Kim Fitzgerald. "I am deeply moved by the generosity of our donors, all of whom have demonstrated a strong commitment to providing quality, affordable



BETHANY LEBLANC, A LICENSED NURSING ASSISTANT AT ALLEN BROOK, SPENDS TIME OUTSIDE WITH HER FRIEND AND RESIDENT JANET.

dementia care to those without means. This has truly been a community effort."

The campaign launched thanks to support from the families of Holly & Bob Miller and Lois & J. Warren "Mac" McClure. The two families pledged to match every donation to the campaign, dollar for dollar, up to \$500,000. Following this pledge, the campaign received generous matched gifts from the Hoehl Family Foundation, the Amy E. Tarrant Foundation, the M&T Charitable Foundation, Nancy Wright and Steve Lidle, NFP Property & Casualty Services, Inc., and the Fountain Fund. (For a full list of donors, see pages 19-20 of this report.)

The Pomerleau Family Foundation capped off the campaign with a generous \$250,000 gift, allowing Cathedral Square to keep Allen Brook open for the long term. "The Pomerleau Family Foundation is delighted to support Memory Care at Allen Brook. We have experienced the impact and hardships of dementia in our family, and are grateful for this opportunity to support equal access to quality memory care," said Ernie Pomerleau. "Cathedral Square has become a leader in providing quality dementia care to those without means in Vermont, and we are proud to help ensure this important work will continue. It is a critical health need in our aging state that unfortunately has become prohibitively expensive for so many."

Now that the capital campaign is complete, we continue raising funds to support our incredible staff at Allen Brook and to create a low-

During a visit last summer to Memory Care at Allen Brook, CEO Kim Fitzgerald spoke with resident Bonnie Parent, who worked at Cathedral Square for 22 years in the finance department before retiring. Kim asked if she ever imagined she would live in a Cathedral Square community. "I hoped I would," Bonnie shared. "I love it here. My husband lives here too, and we both think it's just great."



maintenance garden for the grounds. Efforts are already underway to clear out the overgrown gardens and install low-maintenance greenery, thanks to Williston residents Ashley and Andy Mikell and volunteers from the Williston-Richmond Rotary. "If I had a family member who needed a memory care facility, I would want them to be here," shared Ashley. "The staff is so helpful and kind, it really is a special place." Andy added, "We like working

in gardens and we like to help out. This has been a great way to give back to the community and spread joy."

VOLUNTEER OPPORTUNITY

If you have a green thumb and would like to volunteer in the garden this spring or summer, we would love your help! Please reach out to Julian Mandigo at: mandigo@cathedralsquare.org



BEFORE: WILLISTON RESIDENTS ASHLEY AND ANDY MIKELL WITH VOLUNTEERS FROM THE WILLISTON-RICHMOND ROTARY.



AFTER: A VIEW OF THE GARDEN AFTER CLEAN-UP WAS DONE WHICH TOOK NEARLY 20 VOLUNTEER HOURS TO COMPLETE.



CATHEDRAL SQUARE STAFF CELEBRATE THE GROUNDBREAKING OF KELLEY'S FIELD II WITH PARTNERS FROM EVERNORTH, FUNDERS, STATE OFFICIALS, AND COMMUNITY SUPPORTERS.

Creating More Affordable Homes in Hinesburg

Construction began on Kelley's Field II in Hinesburg and was 40% complete at the end of 2023. Situated next to Kelley's Field I, this is the second phase in the larger Kelley's Field development project and will bring 24 new energy-efficient affordable apartments for adults 55 and older with a mix of affordable and market-rate rents.

Amenities at Kelley's Field II will include a lounge, community room with kitchen, telehealth room, activity room, pavilion, garden beds, and a walking loop. All apartments are designed with ADA accessibility in mind. Kelley's Field II offers SASH® (Support and Services at Home), which includes an onsite care coordinator and part-time wellness nurse, at no cost to residents.

Additionally, the building is being constructed to

Efficiency Vermont's "High Performance" standard for energy efficiency, and rents include heat, air conditioning, electricity, hot water, and laundry. Construction is expected to be complete by January of 2025.



FUTURE COMMUNITY ROOM AT KELLEY'S FIELD II.

Reid Commons Underway in St. Albans

Construction will begin in spring of 2024 on Reid Commons, a new 33-unit affordable housing community for older adults in St. Albans. It is named in honor of our Director of Real Estate Development Cindy Reid for her tremendous accomplishments with Cathedral Square over the past 10 years.

This will be our first property to utilize geothermal HVAC, an energy-efficient and eco-friendly system that harnesses the Earth's heat to generate energy for heating and cooling. We are excited to bring this innovative approach to HVAC to our portfolio!

This project revitalizes a former brownfield site while delivering critically needed new housing. The building will feature a community room, lounge, telehealth room, outdoor courtyard and garden



RENDERING OF REID COMMONS BY DUNCAN WISNIEWSKI ARCHITECTURE.

area. SASH® will be available for all residents. It is located on the bus line, a half mile from downtown, providing ready access to shopping and services. We are planning for occupancy in fall of 2025.

Cathedral Square by the Numbers



27

Housing Communities



1,146

Homes



1,301

Residents



93%

Are low income or very low income as defined by HUD



93%

Receive rent subsidies or have another type of discounted rent



35%

Have a handicap or disability



19.8%

Had no home before coming to Cathedral Square



1,300+

Households are on the waitlist for Cathedral Square housing

Advocating for Affordable Housing & Long-Term Care

Cathedral Square's top three legislative priorities for 2023 fared well after a tumultuous end to the legislative session. Increases include: Medicaid reimbursement rates, Vermont Housing & Conservation Board (VHCB) full funding, SASH for ALL pilot funding for one year, and record investments in affordable housing.

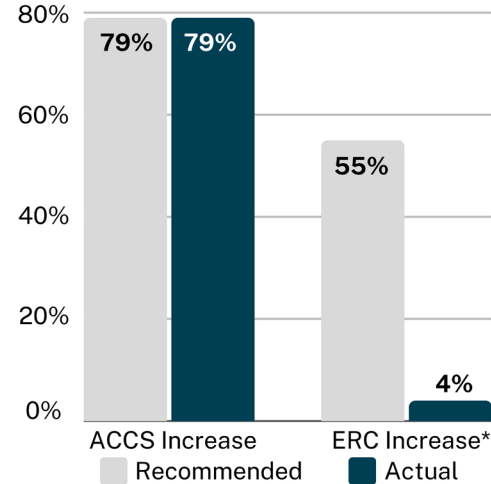
None of these priorities would have been realized without working with partner organizations through coalitions such as the Long-Term Care Crisis Coalition, the Vermont Housing and Conservation Coalition, and the Vermont Affordable Housing Coalition, to name a few. Legislators heard us and we are grateful for their action, especially recognizing the extreme fragility of the long-term care system and need for immediate payment increases as an important first step.

Summary of investments in Cathedral Square's 2023 priorities:

1. **Substantial Medicaid Rate increase for Assisted Living** – 79% increase for Assistive Community Care Services (ACCS) and 4% increase for Enhanced Residential Care (ERC) payments.
2. **Substantial Investment in Affordable Housing** – \$25.2M to Vermont Housing and Conservation Board in base budget and \$41M one-time funding with a heavy emphasis on homelessness response.
3. **SASH for All pilot programs funded to continue for year two.**

2023 MEDICAID RATE RECOMMENDATIONS VS. ACTUALS

Based on the 2023 DVHA Rate Study Report



*average of 3 ERC rate tiers

Medicaid rate increase for ACCS

ACCS is the rate paid by Medicaid for basic care of our residents at both of our assisted living communities. This increase covers the actual cost of care in 2023.

\$84.66/day
79% INCREASE
\$47.25/day

Medicaid rate increase for ERC

ERC payments fund nursing home level of care. A significant rate increase is still needed to cover the actual cost of care.

4% INCREASE

LEARN MORE & TAKE ACTION

Help us raise awareness and build support for affordable housing and long-term care. Find out how:
CathedralSquare.org/take-action



MOLLY DUGAN WITH SENATOR TANYA VYHOVSKY, REP. LORI HOUGHTON, AND REP. KAREN DOLAN AT WHITCOMB WOODS.



MOLLY DUGAN, KIM FITZGERALD, AND COLLEEN LEE WITH SENATOR GINNY LYONS AND REP. ANGELA ARSENAULT AT MCAB.



CEO KIM FITZGERALD SPEAKS AT THE LONG-TERM CARE CRISIS COALITION PRESS CONFERENCE AT THE STATE HOUSE.

We are a proud contributor to the Age Strong VT plan.



Scan with your camera app to learn more.



SASH for All: Empowering Residents

By Kathy Aicher, article and photos courtesy of Windham & Windsor Housing Trust.

Barbara Carey is the SASH for All Wellness Nurse assigned to the pilot program in Brattleboro. She has been working for a full year with the program, and is based at Windham & Windsor Housing Trust's (WWHT) Birge Street location.

"Within traditional SASH, older adults are dealing with chronic illnesses that they've had for a long time," she explains. "Their health issues really stand out for them. They are already highly interactive with the medical community — they have an implicit trust in that population. Our folks are younger, have families, jobs — aren't necessarily dealing with chronic health issues, but are dealing with a lot of mental health issues, substance use, and social insecurities."

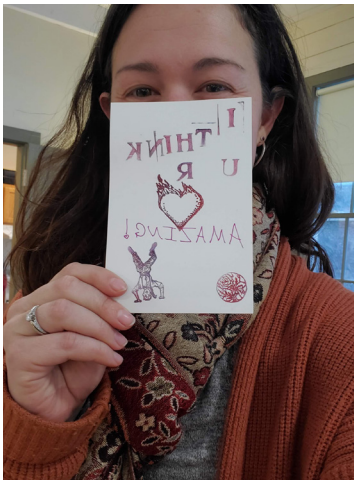
Barbara says one of the biggest challenges for SASH For All is finding ways to engage and connect with more residents. "When people do come to us in crisis, we're able to help them with what they're dealing with by making referrals, and giving them guidance. The SASH Coordinator has been very successful in stabilizing situations so people don't lose their housing — I'd say that is a real benefit."

Barbara believes SASH for All has great potential to meet a real need in the community. "I love this work," says Barbara. "It feels super meaningful to me."

Learn more about the SASH for All pilot at WWHT here: <https://sashvt.org/sfa>

EARLY OUTCOMES

- ▶ **Increased Housing Stability:** 10 evictions avoided
- ▶ **Community Building:** 72 group programs, including evidence-based, delivered with robust resident participation
- ▶ **Strengthened Partnerships:** Monthly team meetings with partner organizations and participants focusing on meeting self-identified goals
- ▶ **Relationship and Trust Building:** Large increase in program participation and assessment completion
- ▶ **Collected Baseline Data:** To evaluate our impact on individuals, neighborhoods, and organizations



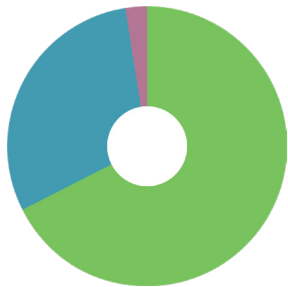
THE SASH FOR ALL TEAM AT WINDHAM & WINDSOR HOUSING TRUST HOSTING A VALENTINES CRAFTING EVENT AT THE DALY SHOE COMMUNITY ROOM.

SASH for All: Year One Impacts & Data

Average age: **43**
 Median age: **41**
 Age range: **19-65**

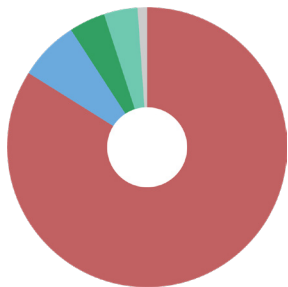
80 ADULT PARTICIPANTS
 + **73** DEPENDENTS

153
 RESIDENTS



Gender Demographics

- Female 67.5%
- Male 30%
- Non-binary / Trans 2.5%



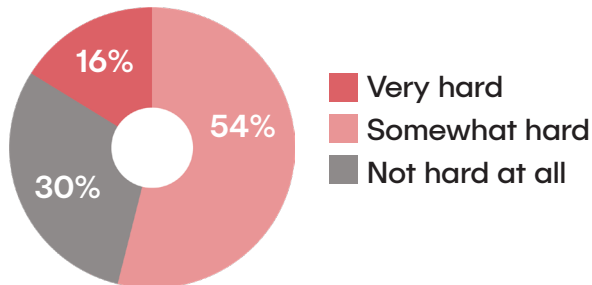
Race Demographics

- White 84%
- Black / African American 7%
- Latinx / Hispanic 4%
- Two or more races 4%
- Asian 1%



FINANCIAL STABILITY

How hard is it for you to pay for the very basics like food, housing, medical care and heating?



SUPPORT

57 participants received a total of **136** referrals for:

- Financial assistance - 50
- Mental health - 31
- Food assistance - 16
- Housing assistance - 8
- Health education - 7



HEALTH

Top 3 chronic conditions:

- PTSD - 17
- Anxiety - 16
- Depression - 15



FOOD INSECURITY

65% of adult participants indicated food insecurity

58% of the families with children in the home indicated food insecurity

SASH Embedded Mental Health Clinician Program

Cathedral Square received \$1,352,000 in congressionally directed spending last year through Senator Sanders' office, with six designated mental health agencies as sub recipients of the award to hire six SASH clinicians to serve 12 additional SASH sites.

Embedded Mental Health Support in SASH® (Support and Services at Home) statewide expansion is modeled after the hugely successful pilot over the past seven years with the Howard Center which added a SASH Emotional Wellness Clinician to two housing sites in Burlington.

The goal of this expansion is to promote access to emotional and mental health services in affordable housing sites, while aiming to address stigma and other barriers often experienced to those accessing these services.

This expansion will provide access to on-site mental health support for up to 1,000 low-income older Vermonters and those with disabilities in SASH affordable housing communities. We anticipate \$1,700,000 CDS through Senator Welch's office to continue this expansion in 2025.

HOW IT WORKS

- ▶ The SASH Emotional Wellness Clinician provides low barrier, direct therapeutic support in the home or housing site
- ▶ Supportive counseling, therapy, and group programs
- ▶ Screening and triage services, care coordination, consultation, staff education, and referrals
- ▶ Focus is on promoting emotional health and wellness

2023 SASH Conference: Back in person!

Our annual SASH conference was held in person for the first time since the start of the pandemic. It was a wonderful day of connection, learning, and reflection. Participants shared that they learned strategies for dealing with moral injury and burnout, how to navigate conflict through active listening, and how to identify the ways in which dementia can mimic mental illness. Participants also shared that their favorite part of the day was "feeling connected as a team, seeing folks from around the state" and "getting together, having excellent presenters." We are grateful to our generous sponsors (*listed on page 20*) whose support allowed us to offer the conference free of charge to all 115 attendees, including breakfast and lunch!



CMMI Representatives Visit Cathedral Square

Cathedral Square and SASH staff had the opportunity to welcome several representatives from the Center for Medicare and Medicaid Innovation (CMMI), including Director Elizabeth Fowler, at Allard Square in South Burlington. Their visit included a tour of the property and a SASH participant's apartment, as well as an overview of the SASH model including recent results. They also heard directly from two SASH participants about the positive impacts they've experienced.

Allard Square resident Sheree Westerlund shared, "I love SASH and I feel very blessed to live here [at Allard Square]. I'm in good health and don't need a lot of monitoring, but I occasionally see the on-site SASH nurse for my high blood pressure. They got me a new blood pressure cuff to keep and use at home. They organize

on-site vaccine clinics and voting. When I moved here from New Hampshire, I needed to find a dentist who accepts Medicaid and my SASH coordinator found one for me the same day. I feel so well taken care of. The SASH staff truly care, and it shows. They shine."

"I participate in everything SASH offers in the community," added Lorraine Fleming, a South Burlington resident and SASH participant for 11 years and counting.

The participants also highlighted the on-site and local SASH social events, the medication adherence support from the wellness nurse, and the direct referral to Age Well's State Health Insurance Assistance Program (SHIP) to help one of

them save hundreds a month on prescriptions. Both participants highlighted their appreciation of the predictable monthly check-ins with SASH staff.

State partners from the Agency of Human Services and Green Mountain Care Board also participated and provided additional context about SASH as a great model serving the state.



SASH by the Numbers



12,000+

Participants since 2011



5,000+

Participants in 2023



140

Housing sites



70

Statewide partners

AN AWARD WINNING YEAR!



CEO KIM FITZGERALD CELEBRATES WITH REMARKABLE WOMEN AWARD FINALISTS AT THE ABC 22 NEWS STUDIO.

Remarkable Women Finalist: Kim Fitzgerald

Our CEO Kim Fitzgerald was named a top finalist for the Remarkable Women Award of the Burlington-Plattsburgh region, part of a nationwide Nexstar Media initiative to honor the influence that women have had on public policy, social progress, and the quality of life.

Kim is passionate about making living easier for older adults and those with disabilities. "I felt like I had a calling for working with older people," she shared in an interview with Isabel Schonemann of ABC 22. "I'd like for people to think more about older adult issues."

Kim is now in her 25th year at Cathedral Square and was chosen as the CEO in 2015 after a national search. Prior to her current role, she held a number of other positions, including her role as a property manager working directly with residents. Learn more about Kim's story and watch her interview here: <https://cathedralsquare.org/remarkable>



STAFF GATHER FOR A PHOTO AT GRAND WAY COMMONS AFTER AN END-OF-SUMMER 3-MILE WALK ORGANIZED BY OUR WELLNESS COMMITTEE.

Excellence in Worksite Wellness Gold Award

We were thrilled to receive a 2023 Governor's Excellence in Worksite Wellness GOLD Level Award. Our staff consistently give high marks to our family-friendly, employee-focused HR policies, our emphasis on a healthy work-life balance, and our management transparency.

"I raised my family through this company," shares Facilities Manager Jim Whitcomb, when asked about his experience working at Cathedral Square over the past 35 years. "When I tell people what we have for benefits, they're astounded by it. And having an employer that's recession proof, I've never had to worry about my income or health insurance. That has meant a lot to me."

Hear directly from our employees about what they love most about working at Cathedral Square and pursue our current job openings here: <https://cathedralsquare.org/wellness>

Welcome to the Neighborhood Award

Bayview Crossing in South Hero received a 'Welcome to the Neighborhood Award' from Vermont Housing & Conservation Board. The award was also presented to Champlain Islanders Developing Essential Resources (CIDER) and the Town of South Hero for "extraordinary dedication over many years to develop housing in the Lake Champlain Islands and for your diligence, resulting in securing a prime location that strengthens the village center of South Hero. For providing beautiful homes with a range of amenities to contribute to the health and well-being of your residents, and for going above and beyond, improving the village water lines to serve neighboring properties as well."

"We are thrilled to receive this award for a high-impact community project benefiting older adults, and we thoroughly enjoyed our partnership with



CEO KIM FITZGERALD AND DIRECTOR OF REAL ESTATE DEVELOPMENT CINDY REID RECEIVE AWARD ON BEHALF OF CATHEDRAL SQUARE.

CIDER and the tremendous support from the Town of South Hero," shared Cindy Reid, Cathedral Square's Director of Real Estate Development.

Vermont Green Building Award



ELM PLACE FEATURES 30 ONE-BEDROOM APARTMENTS IN THE HEART OF MILTON'S DOWNTOWN.

Elm Place in Milton received a Green Building Award from the Vermont Green Building Network (VGBN). This award is given to projects demonstrating energy use intensity at least 50% below the regional average energy use for buildings of the same end use and incorporating other sustainability features. Elm Place is Vermont's first certified Passive House multifamily residence. Amenities for residents include covered parking, laundry facilities, on-site secure storage, an exercise room, a community kitchen/dining area, and gathering spaces. A digital dashboard near the entry displays real-time energy usage and trends. Outdoor highlights include raised garden beds, a walking loop and outdoor courtyard, a pergola, and a bocce court. SASH® (Support and Services at Home) is also available to residents on-site at no charge.

What people are saying about Cathedral Square...

"I cried when I got the call. Now I don't have to worry about losing my housing. My neighbors care about me and I feel safe. **For the first time in years, I have hope. I am so grateful.**"

VANESSA SANTOR
Holy Cross resident



"This is a lovely place to work. You can sit down and get to know the residents – in fact, it's encouraged. **You will get to know your people, fall in love with them, and they will become like family to you.**"

THERESA GABERT
Resident Assistant & Med Tech



"There is a great sense of community. It's just fun. There are activities that I enjoy doing here and there's a lot of laughter. **Laughter's a good thing.**"

TERESA DIDEHBANI
Juniper House resident



"**Cathedral Square is a great place to work.** It's rewarding helping older Vermonters, and you get to do it with a good group of people who support each other."

ANDY ALMEIDA
Maintenance Technician

"**I've gotten to know people and made friendships.** That has been one of the best things."

JANE MCDONALD
Juniper House resident



"I love what I do and I love to come to work here. We work together as a team to make sure our residents get the best care possible. **You are hitting the jackpot if you work here!**"

KADEEDRA JONES
Resident Assistant



"**To live here... it's a piece of heaven.** I don't have the headaches I used to have maintaining an older house. I can enjoy this time in my life and I feel at home here."

PETER HATGIGIANNIS
Bayview Crossing resident



"When I was a student, I did my clinical here. I really enjoyed the environment and residents, so I decided to apply. **My favorite part about this job is leaving feeling satisfied, like I made a change in someone's day.**"

JAKOB ANDREWS
Resident Assistant



Justice, Equity, Diversity, and Inclusion Initiatives

We have made significant progress in meeting goals and actions set out in our Justice, Equity, Diversity, and Inclusion (JEDI) action plan over the past year. Highlights for 2023 include:

- ▶ Embedded our JEDI work firmly into the Cathedral Square Strategic Planning process. We now have one vision statement and plan that includes our JEDI priorities.
- ▶ Expanded our focus on engaging and educating staff around JEDI issues to include residents and our board.
- ▶ Offered regular engagement opportunities with staff to explore JEDI issues and build a more welcoming culture. Participated in the PRIDE parade and will make this an annual tradition.
- ▶ Created a Non-Discrimination and Anti-Racism Policy and added to our Long-Term Care Communities Admission Agreements.
- ▶ Started a comprehensive review of our employee handbook, seeking legal counsel to ensure our policies and procedures are equitable and inclusive. We expect to complete this in 2024.
- ▶ Expanded staff recruitment efforts to include organizations that support traditionally marginalized populations. This includes posting regularly for managerial positions with the Vermont Professionals of Color Network. We continued to grow the percentage of BIPOC staff at all levels.
- ▶ Partnered with Rae Carter of EmpowR Transformation to hold a series of community conversations with residents at one of our housing communities experiencing racial discrimination issues.

OUR GENEROUS SUPPORTERS

January 1 – December 31, 2023

VISIONARY LEADERS

Gifts of \$100,000 or more

Antonio & Rita Pomerleau Foundation

MISSION CHAMPIONS

Gifts of \$10,000 to \$99,999

Stephanie Miller Taylor

NFP Property & Casualty Services Inc.

MISSION STEWARDS

Gifts of \$1,000 to \$9,999

Mohamed Basha

Cecilia Daly

Chris Davis

Bruce R. Elliott

The Farmhouse Group

Kim Fitzgerald

Patricia Fontaine

Google Match Program

Sarah Muyskens & Michael Green

Chuck Hoag

Erik Hoekstra

Thomas & Peg Maffit

Lois McClure

Carol Moran-Brown

J.A. Morrissey, Inc.

Mutual of America

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Remo Pizzagalli

Redstone

Shelley Richardson

Tim Sampson

Kate & Bill Schubart

Lillian & Bruce Venner

Judy Warriner Walke

Gil Livingston & Amy Wright

KINSHIP COLLABORATORS

Gifts of \$500-\$999

Joseph & Dale Boutin

Molly Dugan

Duncan Wisniewski Architecture

Kirby Dunn

Glenn Jarrett

Craig & Yvonne Jones

Nancy Wright & Steve Lidle

Xin Rui Lim

Sharon Moffatt

Amy Putnam

Nadine Scibek

Kathrynn & Dan Titus

United Way of Northwest Vermont, Inc.

COMMUNITY BUILDERS

Gifts of \$100-\$499

Louise Abeling

Andy & Lau Almeida

AmazonSmile Foundation

Kevin Baumann

Mary Boiselle

Bouchard Pierce

Judy Carr

Catherine C. Cooke

Jayne Coyne

Karin & Gerald Davis

Chol Dhoor

William Dodge

Frank & Ducky Donath

Carmel Ewing

Natalie Feilchenfeld

Aaron Ferenc

Tom Eshelman & Jeanne Finan

Teena & Richard Flood

Barbara Gay

Elizabeth Genge

Shaun Gilpin

Jennifer Green

Natalie Hall

Patricia Halvordson



SASH COORDINATOR BETH ALPERT LEADS A STRENGTH TRAINING CLASS AT WHITNEY HILL.

Amy R. Hamlin
 John & Marilyn Hardacre
 Ignatius Hastomo
 Paul Hawkins
 Jen Hunter
 Michael Julow
 Patrick Kearney
 Brian Kennealy
 Susan Kiniry
 Roni Lesage
 Mark Levine
 George & Virginia Lewis
 Thomas Little
 Sara Martin
 Mascoma Bank
 Thomas McDevitt
 Penny Miller
 Polly Nichol
 Cindy Reid
 Lisa Schamberg & Pat Robins
 Angie & George Robinson
 Richard & Lillian Robinson
 Helen Rock
 Garry Scott
 Michael Simoneau
 Charles Smith
 Marga & Glenn Sproul
 Nanette Tougas
 Linda Verba
 Doug Ward

CARING COMPANIONS

Gifts up to \$99

Brian Abeling
 Dorothy Beerworth
 Tina Bissonette
 Deborah Bouton
 Sarah Brown
 Sabine Chabot
 James Chandler
 Liz Curry



SASH COORDINATOR PAUL HAWKINS WITH BAYVIEW CROSSING RESIDENT ELAINE.

Christine Daniels
 Elizabeth Davis
 Armand & Andrea DiCarlo
 Charlotte Ellenwood
 Caitlin Farrar
 Ed & Joan Fitzpatrick
 Susan Fortier
 Cathy Frank
 Patricia Frankie
 Natalie Glynn
 Mary Margaret Hamlin
 Stefani Hartsfield
 Helen Head
 Louise Jodoin
 Elaine & Howard Kirby
 Lynne LaBonte
 Darlene & Steve Lamphier
 Darlene M. Lander
 Bernard & Diane Lavallee

Christopher & Jennifer Leopold
 Joanne Lewis
 Anne Marie Lowe
 David MacDonnell
 Isla Nief-Johnson
 Catherine Patterson
 Kelly Perline
 Jeanne Pizzi
 Meg Pond
 Steve Rivard
 Rima Saha
 Tracy Schneider
 Willard Smith
 Gail Thompson
 Kevin Trainor
 Katie Vanderploeg
 Emily Whitcomb
 Karen Whitcomb
 Gay Wilson

TRIBUTE GIFTS

IN HONOR OF...

Carole Barrett
Ramona Gordon
Polly Nichol

IN MEMORY OF...

Polly Beebe-Bove
Bob Bing
Lois & Bill Bondesen
Roland & Elsie Boucher
Mary E. Frankie

CAMPAIGN FOR MEMORY CARE AT ALLEN BROOK DONORS

Andy & Lau Almeida
Mohamed Basha
Kevin Baumann
Dorothy Beerworth
Tina Bissonette
Sr. Mary Boiselle
Deborah Bouton
Sarah Brown
Judy Carr
Kent Cassella

Teena & Richard Flood
Patricia Fontaine
Susan Fortier
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Greta Getlein
Shaun Gilpin
Google Match Program
Jennifer Green
Celeste Hahn
Francesca Hahn
Patricia Halvordson
Mary Margaret Hamlin
Stefani Hartsfield
Hoehl Family Foundation
Erik Hoekstra
Brian Kennealy
Susan Kiniry
Lynne LaBonte
Darlene & Steve Lamphier
Bernard & Diane Lavallee
Joanne Lewis
George & Virginia Lewis
Nancy Wright & Steve Lidle
Jean Lincoln
Sally Lord
Anne Marie & Ed Lowe
Thomas Lumbr Jr.
Dan & Nancy Lumbr
Susan Lumbr
M&T Charitable Foundation
Thomas & Peg Maffit
Sara Martin
The McClure Family
Penny Miller
Holly & Bob Miller Charitable Fund
Carol Moran-Brown
Michele Morin
Sarah Muyskens & Michael Green Fund
NFP Property & Casualty Services Inc.
Polly Nichol



JERI HILL RESIDENTS PARTICIPATE IN A BUG SAFARI WITH BERNIE AND MAEVE OF VT BUG EYED.

Celeste Hahn
Forrest Lander
Grace Link
Sherrill McIntosh
Leila Morrisette
Phillip Patterson
Leah Rosin-Pritchard

Martin Conway
Catherine C. Cooke
Jayne Coyne
Christine Daniels
Chris Davis
Armand & Andrea DiCarlo
Molly Dugan
Caitlin Farrar
Kim Fitzgerald

Bud & Genevieve Ockert
Kelly Perline
Tracy Perrapato
Antonio & Rita Pomerleau Foundation
Amy Putnam
Linda Ready
Cindy Reid
Shelley Richardson
Helen Rock
Camilla Rockwell
Tim Sampson
Nancy Snyder
Amy E. Tarrant Foundation
Stephanie Miller Taylor
Gail Thompson
Kathrynn & Dan Titus
Nanette Tougas
Katie Vanderploeg
Judy Warriner Walke
Karen Whitcomb
Emily Whitcomb
White + Burke Real Estate Investment
Advisors Inc.
Monica White
Gay Wilson

PROPERTY DEVELOPMENT PARTNER AGENCIES

Burlington Housing Authority
Vermont State Housing Authority

GRANTS FOR PROPERTY DEVELOPMENT & SPECIAL INITIATIVES

AARP Winter Placemaking Grant
Amy Tarrant Foundation
Burlington Electric Department
Burlington Housing Trust Fund
Community Development Block Grant
Community Partnership for Neighborhood
Development

Community Recovery & Revitalization
Program
Efficiency Vermont
Federal Home Loan Bank of Boston
Affordable Housing Program
Hoehl Family Foundation
Holly and Bob Miller Charitable Fund
HOME Investment Partnership
Housing Ministries of New England
Mascoma Bank
M&T Bank
National Housing Trust Fund
SMT Charitable Fund
State of Vermont Electric Vehicle Supply
The Harry & Jeanette Weinberg Foundation
The McClure Family
U.S. Dept. of Housing & Urban Development
Vermont Center for Independent Living
Vermont Community Development Program
Vermont Department of Disabilities, Aging &
Independent Living
Vermont Department of Labor
Vermont Gas Systems
Vermont Housing & Conservation Board
Vermont Housing & Conservation Board
Leahy Legacy Fund
Vermont Housing Finance Agency

FUNDERS OF SASH®

Paula Bass
Burlington Housing Trust Fund
Cathedral Square*
Centers for Disease Control & Prevention
Centers for Medicare & Medicaid Services
Champlain Investment Partners LLC
Community of Vermont Elders &
Vermont Senior Medicare Patrol
Dartmouth Centers for Health and Aging*
Department of Vermont Health Access
Green Mountain Transit Agency
GroundGame Health*

Elizabeth Law
My Healthy Vermont*
Northern New England Geriatric
Education Center
OneCare Vermont
Powerback Rehabilitation*
Rutland Housing Authority*
Steve Rivard
U.S. Department of Health & Human
Services, Administration for Children &
Families
UVM Center on Aging*
Vermont Agency of Human Resources
Vermont Community Foundation
Vermont Department of Disabilities, Aging
& Independent Living
Vermont Department of Health
Vermont Housing & Conservation Board*
Vermont Housing Finance Agency*
Vermont Program for Quality in Health Care
** Denotes SASH conference sponsor.*

IN-KIND DONORS

Ben & Jerry's Burlington Scoop Shop
Biben's Ace Hardware
Bueno Y Sano
Burley Axe
Burlington Paint & Sip
Cabot Creamery
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ECHO Leahy Center for Lake Champlain
Flynn Center
Hampton Inn
Helping Hands Sewing Ministry
Jay Peak
Pet Food Warehouse
Petra Cliffs Combing Center
Spare Time
Brenda Torpy
Vermont Comedy Club
Vermont Flannel Company

2024 Cathedral Square Board of Directors



FROM LEFT TO RIGHT, STARTING AT TOP: MOHAMED BASHA, TIM SAMPSON, AARON FERENC, SHAUN GILPIN, CHOL DHOOR, JENNIFER GREEN, MARK LEVINE, PEG MAFFITT, SUSAN MCMILLAN, SARAH MUYSKENS, BUD OCKERT, PATRICIA POMERLEAU, NANCY SNYDER, AND THE REV. GRETA GETLEIN.

MOHAMED BASHA, R.N.

Board President
Founder & CEO
TLC Nursing & HomeCare

TIM SAMPSON

Board Vice President
Director
Downs Rachlin Martin

AARON FERENC

Board Treasurer
Deputy Commissioner
VT Department of Financial Regulation

SHAUN GILPIN

Board Secretary
Housing Policy Specialist
Vermont Department of Housing &
Community Development

CHOL DHOOR

Executive Director
Sudanese Foundation of Vermont

JENNIFER GREEN

Director of Sustainability & Workforce
Vitality
Burlington Electric Department

MARK LEVINE, M.D.

Vermont Commissioner of Health

PEG MAFFITT

Retired Development Director &
Volunteer

SUSAN MCMILLAN, D.V.M.

Veterinarian & Owner
Vet to Pet Mobile Veterinary Service &
Old North End Veterinary Clinic

SARAH MUYSKENS

Retired Consultant & Volunteer

CARROLL "BUD" OCKERT

Retired Colonel
U.S. Army

PATRICIA POMERLEAU, R.N.

Retired, Hospital Management

NANCY SNYDER

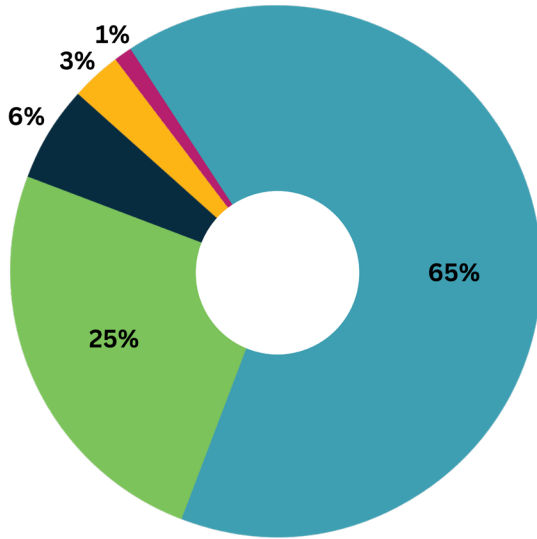
Retired Realtor & Cathedral Square
Resident

THE REV. GRETA GETLEIN

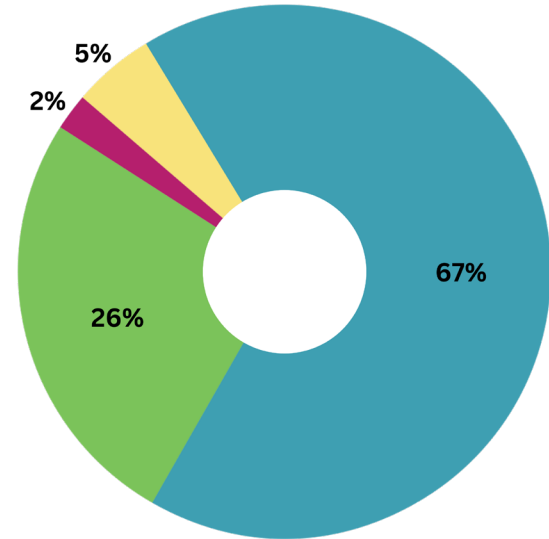
Ex Officio
Dean & Rector
Cathedral Church of St. Paul

With heartfelt thanks to departing board members **Craig Jones**, **Carol Moran-Brown**, and **Stephanie Miller Taylor**, whose terms ended in 2023.

REVENUE

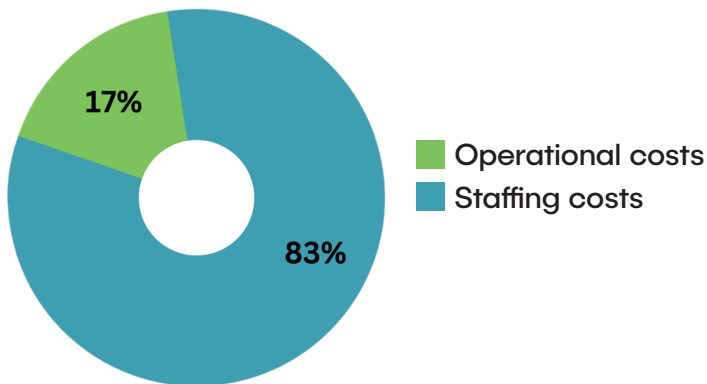


EXPENSES



- Property Management/Service-Enriched Housing
- SASH
- Property Development Fees
- Grants & Other Income
- Equity Pass-Through
- Unallocated Expenses

MANAGEMENT ACTUALS



TOTAL MANAGED ASSETS:
\$128,540,088

FINANCIAL TRANSPARENCY

Our complete audited financial statement for 2023 and previous years can be found at:
CathedralSquare.org/financial-transparency

To request a copy by mail, email info@cathedralsquare.org or call 802-863-2224.



Cathedral Square

Advancing Healthy Homes, Caring Communities & Positive Aging since 1977

412 FARRELL ST., SUITE 100 SOUTH BURLINGTON, VT 05403

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Your gift provides safe homes with compassionate services to vulnerable Vermonters, including low-income residents with disabilities, those with Alzheimer's and other forms of dementia, people moving from homelessness into homes, and older adults who simply need to know that someone is there for them.

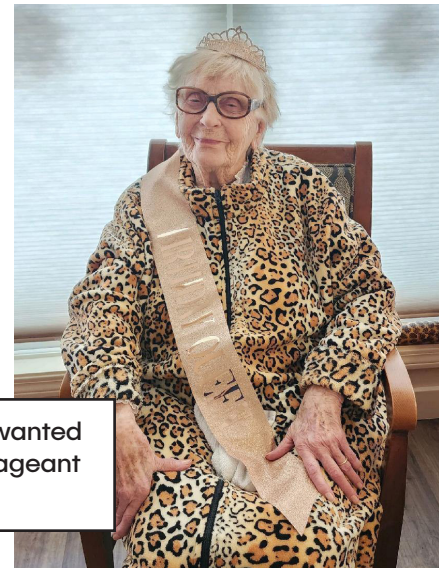
Scan with your camera app to give a gift today.



♥ CathedralSquare.org/donate



On Beverly's 96th birthday, our Memory Care at Allen Brook staff wanted to make her day extra special. They organized a Miss Vermont pageant and asked to her to be the judge. Our staff truly care! ♥♥♥



Cathedral Square is a nonprofit, 501(c)3 organization and an equal-opportunity employer and housing provider. Since 1977, we have worked to create a better Vermont by providing affordable, service-enriched homes to older Vermonters and people with diverse needs. Our organization and our communities are welcoming and inclusive, embracing and supporting diversity in all its forms.

CathedralSquare.org | SASHvt.org

