

The 2023 Strategic Plan was unanimously approved by the Habitat for Humanity of Culpeper County Board of Directors on March 21, 2023 to communicate, focus and advance the affiliate in the following four core objectives for 2023:

1. Aspen Street Build: Complete construction of 760 N. Aspen Street in the most efficient and timely manner to meet our community commitment while developing and improving construction procedures, specifically:
 - a. Construction Budget: Develop process to capture and account for total construction costs.
 - b. Material Donations: Continue to strengthen network of community support and material donations from local trades contractors and construction material providers within our community.
 - c. CTEC Partnership: Provide on-the-job work experience opportunities for the students of CTEC technical education classes in the trades of carpentry, electrical and HVAC.
 - d. Volunteer Base: Develop a Volunteer Program that not only tracks participation and verifies releases are on file, but notifies network of opportunities, thanks, and develops increased volunteer participation through awareness and outreach to community organizations, contractors and businesses.
2. Partnership: Partner with Fauquier Habitat and other local nonprofits in Culpeper to develop collaborative strategies, collaborative learning and knowledge exchange. Assisting in providing the capacity we are unable to develop at this time due to lack of skills, volunteers or staff, specifically in the areas of:
 - a. Outsourced Bookkeeping and Mortgage Servicing: Partner to outsource bookkeeping and find accounting resources for preparation of 2023 IRS 990 and Virginia Filings.
 - b. Homeowner Education Program: Develop resources to educate our homeowners in accordance with HFHI Homeowner Support Affiliate Operations Manual to provide them with the foundation to succeed now and into the future with the skills necessary to be successful homeowners.
 - c. Mortgage Origination and Available Programs: Develop alternative strategies and resources to use all available mortgage origination services that free up the equity at closing, allowing immediate reinvestment in future home builds. Additionally explore strategies to recoup construction costs through any available State, Federal and HFHI programs currently not being utilized by our organization.
3. Improve Financial Footing: Seek out funding required to continue our mission after Aspen St. build to include:
 - a. General Community Grants: Prepare grant applications focused on realistically achievable community grants with the assistance and guidance of the Center for Nonprofit Excellence.
 - b. Technical Assistance Grants: Apply through the PATH Foundation for Technical Assistance Grants to address needs and offset the cost of a consultants, tools or skills that strengthen or allow us to operate more effectively. Areas of focus to include Advancement of Technology, Leadership Expertise, Planning Efforts for Effective Organizations and Collaborative Strategies.
 - c. Individual Donations: Through our web page, social media and networking, develop and foster relationship building, increase awareness, demonstrating need to community donors and businesses.
4. Grow the Board of Directors (BOD): Develop a BOD that not only has the desire to participate, but has the necessary skills, capacity to actively participate, and the commitment to personally help transform our organization into a fully functioning and productive Habitat Affiliate. Skilled volunteers are always welcome to serve on committees and make meaningful contributions without the commitment of being on the BOD.

Thank you,
Steven Johnson
President of the Board of Directors