

# Habitat Happenings

spring 2025



On the cover:  
Carlos and family celebrate  
moving into their new home



Greater Cleveland  
**Habitat**  
for Humanity®

## Inside this issue

2024 by the numbers, 2025  
Walk, Faith Build, and more!

# Dear Habitat Community,

As I write this letter (way past our Chief Development Officer Peggy Sobul's deadline, mind you) I'm reminded of all that we've been able to accomplish with our board, staff and volunteers the past few years. In one of my master's classes over 15 years ago now, I still recall a 1959 peer reviewed article by Charles Lindblom entitled "The Science of Muddling Through." Now, I can muddle through with the best of them, as we can all get bogged down by our day-to-day and just keep charging through. Lindblom's theory was more positive and was essentially one of incrementalism in policy and decision making as a means to success. Bill Murray's character in "What About Bob?" learned from Dr. Marvin and probably summed it up best: "Baby Steps!" No matter how you term it, the approach is solid and one we have often taken, intentionally or not, at Habitat. It's a steadiness that took us from one house per year in 2011 to nearly 20 per year by 2022.

Playing my own devil's advocate, David Lloyd George once said: "Anything can be achieved in small, deliberate steps. But there are times you need the courage to take a great leap; you can't cross a chasm in two small jumps."

Cleveland and the surrounding area's housing challenges are a chasm. We regularly rank #1 in the nation in poverty, exacerbated by historic redlining practices, have a dire need for both housing in general and affordable housing, and our land banks and other private owners possess over 25,000 vacant lots in the City of Cleveland alone. All of these circumstances require us to think boldly about how we can grow to meet the needs of Greater Cleveland and bring more affordable homeownership opportunities to bear.

What is the great leap we're taking? A combination of things really. Here are some of them:

- Embarking on our 400 home campaign. Our boldest yet. To bring 100 new homes, 50 rehabs, 100 critical home repairs and 150 minor repairs and clean-ups to Cuyahoga & Lorain counties by 2027.

- Introducing modular homes to Cleveland as a means to bring housing faster while maintaining quality (we're also experimenting with other means to build homes. Stay tuned!).
- Introducing our Critical Home Repair program 16 months ago to help existing homeowners with major repairs on their homes (and we've already met the 100 home goal and counting!).
- Seeking ways to build construction efficiency within our traditionally built homes, including creating an indoor wall build area for staff and volunteers within our headquarters.
- Adding our Homeowner Success Program, to bring more resources to our partner families during their first year as homeowners.
- Utilizing new software (and yes some AI too) to find efficiencies in construction, volunteerism, marketing, fundraising, payroll, employee screening/evaluation and more.
- Seeking more volunteers, both long term and single events, to aid in achieving our goals.
- Restructuring our entire organizational chart so that we are built for this leap.

All told, my new charge is to lift our Habitat for Humanity affiliate into the top ten in the nation in every measurable category. We are currently 23rd in housing production, 32nd in ReStore sales and we don't yet know in home repairs because it's so new!

I hope you will join me in daring greatly. In order to accomplish these lofty "great leaps" it will take all of us, new partners, and all of the time, talent and treasure we all can muster. Thank you for enduring all of my quotes and such, and more importantly, thank you for all you already do. Our steady growth is because of you and your support.

Yours in service,



John Litten  
President/CEO

## Habitat News



### Thank You Volunteers

Greater Cleveland Habitat for Humanity is so grateful for our outstanding volunteer support. We appreciate your time, sweat, and energy that has made the past 38 years so successful. We hope you can continue to find time for Habitat for Humanity throughout the coming year as we continue to provide safe, decent, affordable housing for all.

We would like to extend a special thank you to retiring volunteer and John & Mary Evans Award recipient Carl Heintel. After 23 years of service as a construction volunteer, Carl has decided to hang up his hammer. Carl is a genuinely kind and patient person who takes time at the end of the day to personally thank his work partners for their efforts and companionship. We wish Carl nothing but the best in his future endeavors.

### Celebrating New Homeowners



One of the most rewarding aspects of our work is witnessing a partner family complete their journey to homeownership. For us, it marks the end of a dedicated process, but for the family, it's a time of immense joy, celebration, and the beginning of an exciting new chapter in their lives.

Join us in congratulating Carlos, Martrina, Samantha, and Shernisha—the first four of our anticipated 32 homeowners for 2025—as they embark on this incredible next chapter.

# 2024

# by the numbers

**40**

Homes worked on

**\$2.69m**

ReStore sales

**\$590**

Average monthly mortgage payment  
(with taxes and insurance)

**\$148,500**

Average home sale price  
(new build/rehab)

**\$61,250**

Average home sale price  
(townhome)

**1,329**

Individual volunteers

**47,400**

Volunteer hours

**\$84,000**

Cars for Homes revenue



# 2025 Walk/Run/Mosey

Presented By:

**LOCTITE**

Where:

**Edgewater Park (Lower)  
6500 Cleveland Memorial Shoreway**

When:

**Saturday, June 28th, 2025  
10:00 am**

Celebrate affordable homeownership by joining us to walk, run, or mosey on Saturday, June 28th. We will gather in fellowship and solidarity that everyone deserves a decent place to call home. Together, we can enjoy the lake breeze, have a cup of coffee, eat a donut and go for a stroll.

## Event Schedule

- 8:00am — — Check-in Opens
- 8:00am — — Games, Activities, Refreshments, T-shirt Decorating, Music
- 9:45am — — T-shirt Decorating Contest
- 9:55am — — President/CEO Welcome
- 10:00am — — The Walk Steps Off

Enjoy games, activities, refreshments and t-shirt decorating all day! See our full schedule at [cleHABITATwalk.org](http://cleHABITATwalk.org).

## Registration

Registration is free. Raise \$25 or more and receive a shirt. Register as an individual or as a team. We would love to see you and your friends out in force.

## 5k or 1 Mile Fun Route

This is a non-competitive, non-timed event. It's family-friendly, dog-friendly and donut-friendly.



## Register or Sponsor Today!

Visit [cleHABITATwalk.org](http://cleHABITATwalk.org)



## Thank you to our early bird sponsors!

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**T-Shirt Decorating**

**Nail by Nail**

**Hibernian Brotherhood**



# Rewards program coming this spring!



## Shop

deals and save even more money with the ReStore Rewards Program! Visit [www.clevelandrestores.org](http://www.clevelandrestores.org) for the latest info as well as exciting volunteer and donation opportunities.

## Cars for Homes

raised **\$84k** in 2024, with over **100** car donations! Donate your used car today and help us help local families achieve affordable homeownership! Call 1-877-277-4344 or Scan >>



# FAITH BUILD



At the time of this print, **18** faith communities have committed to the 2025 Faith Build. It will be a new build on East 143rd Street. A family of 7 will be purchasing the home. We are blessed! There is still time to join this ministry.

Not only will this collaboration of faith partners help build a home, but there will also be **2** confirmed Spruce-Up Days. These are days when 50+ volunteers come together to help existing residents with minor exterior repairs, landscaping, and debris removal. If your faith community is interested in joining the Faith Build or working with Habitat – we welcome you!

## Thank You to the 2025 Faith Build Participants...

- Chagrin United Methodist Church
- Church of the Gesu
- Church of the Redeemer – UCC
- Church of the Saviour – UMC
- Church of the Western Reserve
- Fellowship City Church
- First Lutheran Church, Strongsville
- John Knox Presbyterian
- Lord of Life Lutheran
- Old Stone Church
- Rocky River Presbyterian
- St. Joseph's, Strongsville
- St. Mark Catholic Parish
- St. Mary of the Falls
- St. Mary's, Berea
- St. Mel Church
- St. Paul's Episcopal
- Strongsville UMC
- The Church of the Covenant

Interested in joining the 2025 Faith Build or partnering with Habitat?  
Contact **Kim Pride** at [kpriede@clevelandhabitat.org](mailto:kpriede@clevelandhabitat.org) or **(216) 325-5578**.

## Volunteer with us!



Volunteering with Greater Cleveland Habitat for Humanity provides an opportunity to make a meaningful impact on the community. Additionally, volunteering with Habitat for Humanity allows you to directly see the positive results of your efforts as families are provided the opportunity to purchase safe and affordable housing. Contact [volunteer@clevelandhabitat.org](mailto:volunteer@clevelandhabitat.org) for more information.

We are currently recruiting for:

- **Construction Crew Members**
- **ReStore Team Members**
- **Playhouse Pros**
- **Woodshop Crew Members**



**Can't donate your time? No problem! Check out our Playhouse Project wishlist and donate supplies today!**

# 2025 Board of Directors

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# Thank you!

## 2025 Donors

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**\$150,000+**



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### Home Builder

**\$80,000+**

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Rocket Mortgage Community Fund

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**\$40,000+**

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### Cornerstone Builder

**\$10,000+**

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