

COURT STREET VILLAGE REPORTER

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COMMUNITY DEVELOPMENT UPDATES

Owner Occupied ReHab: A letter was sent to residents and we began to receive applications for the \$193,318 grant we received from the City of Flint to help residents comply to housing codes. To date we have 3 residents who qualify for upgrades in both Carriage Town and the Grand Traverse District Neighborhood. We expect those 3 houses to be complete by summer, 2010.

Staff: Nicole Rodden-Bowen, a LISC AmeriCorps member, was made a full-time employee of Court Street Village Nonprofit on September 1, 2009. Nicole has been working with us since June, 2008. A native from Flint, Nicole graduated from Michigan State University with a BS in Urban Planning. We are pleased to have her as our Neighborhood and Housing Program Director.

LISC AmeriCorps member, Cade Surface, joined our team in September, 2009. He is responsible for foreclosure prevention and weatherization programs in the downtown area.

Norma Sain was appointed Executive Director of Court Street Village Nonprofit effective October 5th, 2009.

Purchase, ReHab, ReSale: As reported in our Spring newsletter, rehabilitation work is continuing on 3 homes on S. Grand Traverse in Flint. 1108 S. Grand Traverse is expected to be complete by the end of November and will be offered for sale. The following incentives are being offered:

EVICT YOUR LANDLORD!
Realize the dream of your own home!

Court Street Village Nonprofit Housing Corporation, Metro Housing Partnership and the City of Flint Department of Community and Economic Development can help you buy a newly-renovated home in the Grand Traverse District neighborhood for what you may be paying in rent. DOWN-PAYMENT ASSISTANCE can give you \$7,500 to \$40,000 in down payment and closing cost assistance that is forgiven after five, ten or fifteen years of home ownership and residency (depending on the program).

Through the **FREE** Metro Housing Partnership **SmartBUYER**© Education class, you will learn:

- How to be a successful homeowner
- How to apply for a mortgage loan
- How to budget to buy a home
- How to avoid predatory lending
- How to maintain your home
- Money management and savings plans
- How to negotiate a contract
- What lenders look for when approving mortgages
- How to access grant and loan programs
- How to understand your credit
- What happens during the closing process

The **SmartBUYER**© education course consists of six hours of classroom time that can be completed in either one or two sessions. All graduates are eligible for down-payment assistance and one-on-one counseling. **BUILDING YOUR MONEY MUSCLE** workshops designed to give you money management and consumer skills. Topics include Budgeting, Savings, Banking, Credit, Taxes, and Insurance.

Call Nicole @ (810) 767-7008 for information or to register!

THANK YOU VOLUNTEERS!

Court Street Village was given two students as part of a Baker College youth initiative program throughout the month of August. The students gave us much-needed help and assisted in sprucing up our offices. A special thanks goes out to Dereck Wheat for his hard work and painting skills!

JoAnn Piper adopted a piece of land we refer to as "the triangle" years ago. This piece of land is located at Court St. and Lapeer Rd. in downtown Flint. Out of her own pocket, JoAnn makes sure the lawn is mowed and, with her own hands, she plants and attends to flowers and greenery. It's only through the generosity of our citizens that these green spaces are maintained. Thank you for your hard work.



Jerry Vogler

Thank you for 20 years!

For 20 years, Jerry Vogler has held positions at Court Street Village Nonprofit Housing Corporation (CSVNP) ranging from Vice President to Executive Director. His strong work ethic came from his German ancestry. At age 10, Jerry delivered catalogs for a door-to-door Fuller Brush salesman, earning .02 cents per catalog. At 12, he worked as a golf caddy at a Detroit country club where he came in contact with foreign ambassadors, senators and other dignitaries. The work wouldn't stop there.

Jerry's father died when he was 17, so he knew he would have to put himself through college. Jerry followed his older sister to the University of Michigan, where his mother was an alumna. He would also meet his future wife there. Jerry graduated in 1967 with a Bachelor of Arts degree in Labor Economics and then received a Masters Degree in Business Administration in 1974 from the University of Detroit. His first full time job after college was at the Detroit Department of Health as Personnel Director of a small hospital. Jerry left that job in 1974, and for the next 26 years he found himself moving through the ranks of Genesys Health System. He served as President of Family Hospital (formerly Flint General Hospital), VP of Human Resources at St. Joseph Hospital and finally, Executive VP of Genesys. He is proud of his involvement in the \$28 million Genesys Athletic Club, developing the 300,000 sq. ft. facility from concept to its groundbreaking. He says of his career, "during the first 35 years, I had only 3 supervisors. All three were super people to learn from, and work with. They helped shape my work ethic and business acumen".

Jerry is proud of his two children who both live out of state. His daughter, a CPA, lives in the Washington D.C. area, and his son is a swim coach in Atlanta. Jerry visits his 3 grandchildren often and hopes to spend even more time with them now that he's retired. His hobbies include sports, horses and genealogy. He loves tennis and golf, and played on the hospital softball and basketball teams for over 15 years. Jerry says it's one way he got out of lawn and garden duty at home!

Jerry began his interest in genealogy several years ago and discovered something quite interesting about his last name. Originally, his last name was Fogler. Jerry learned that during the 1900 census, his German grandfather pronounced the "F" in Fogler as a "V" (as Germans do), thus changing his last name to Vogler. He has researched his mother's ancestry back to the 1200's. His 17th Great Uncle was Bishop Richard John Stanbury of Hereford, England. During the War of the Roses in the 1450's, he was captured and held hostage until the Pope negotiated his release. The family mansion from the 1400's remains there today. In 2000, Jerry visited the church where his famous uncle is buried. Stained glass inside the church depicts the story of his distant relative. In the early 1800's, Jerry's great grandfather migrated from England to Clinton, Ontario. Several years ago, Jerry decided to take a trip to that region and found a farm owned by a familiar name, the Stanbury's. He knocked on the door and introduced himself. Sure enough, they were relatives who were happy to share knowledge of their ancestry.

In addition to CSVNP, Jerry has held many positions and served on numerous Boards, including Family Community Credit Union, Michigan Alumni Club-Flint, Flint Rotary Club and Hamilton Family Health Center. Jerry first sat on the Board of Directors of CSVNP in 1989. He was an integral part in helping CSVNP develop its two senior apartment buildings and family townhouses. Jerry became Executive Director of CSVNP in 2005 and officially retired on October 2nd, 2009. He is credited for expanding the organization's mission as it became a partner of the Berridge Loft and Tinlinn Hotel projects. In 2007, Jerry was instrumental in CSVNP receiving its first HOME grant from the City of Flint for its new Purchase, ReHab, ReSale program. He also expanded CSVNP's visibility in the community by launching a website in 2005 and a bi-yearly newsletter in 2006.

Jerry, from the staff of Court Street Village and its Board members, we wish you days filled with sunshine and good golf. Thank you for 20 years of service to our organization.

NEIGHBORHOOD UPDATES

Grand Traverse District Neighborhood Association: A neighborhood inventory was completed and in partnership with Habitat for Humanity, we are in the process of applying for a \$500,000 grant through the Neighborhood Preservation Program for housing, beautification, public improvements and demolition.

A family festival was held on August 30, 2009 at the newly renovated Memorial Park. The event was attended by Mayor Dayne Walling and his family. The Mayor praised the Grand Traverse District Neighborhood Association for their work in revitalizing the park and improving the neighborhood.

In July, the GTDNA held a walk ability audit sponsored by "Cool Cities". Residents walked the area to determine what improvements could be made. Beautification and safety were the focus of the audit. The residents took note of sidewalks that are in need of repair.

Central Park Neighborhood Association: The CPNA continues plans to develop a comprehensive neighborhood plan. They are currently seeking funding to help in the planning process.

Ed Custer and Jerry Rule, President of the CPNA, submitted a proposal to the City of Flint to address blighted housing and the need for street lighting & sidewalk improvements in their neighborhood.

OTHER NEWS

Our Senior apartments, Court Street Village East and West, received an award from the Flint Journal. The award names our senior campuses as "Genesee County's Favorite Active Adult Community for 2009". We are honored to be awarded this designation and are proud of our loyal residents and staff.

Doris Sain, Past President and Co-founder of Court Street Village, was awarded the "Making Democracy Work Award". The award was presented by the League of Women Voters and a reception was held at Court Street Village West in September.

Visit us on one of our Facebook Causes pages:
"Meds, Meals & Heat Assistance for the Elderly"
or "Support Downtown Flint Neighborhoods". You
can make a donation through one of our Facebook
Cause pages or go to our website,
courtstreetvillage.org and look for the
"Donate Now" tab

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*"Providing quality Senior housing
& promoting healthier neighborhoods"
Near downtown & the Cultural Center.*

At Court Street Village we have a compassionate,
caring staff of professionals dedicated to providing
a safe, affordable place to live.

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