



**Habitat
for Humanity®**
Lakeside

Serving Sheboygan County



Turning Land Into Opportunity

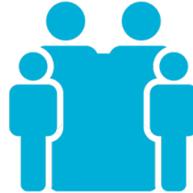
Habitat Lakeside Proposal Presentation

About Habitat for Humanity

OUR MISSION



Seeking to put
God's love into
action...



...Habitat for
Humanity brings
people
together...



...to build homes,
communities
and hope.

OUR VISION

A world where everyone has a decent place to live.

About Habitat for Humanity

We offer a **solution**.

- Affordable housing provides stability and builds equity for families, helping them gain financial security.

All donations are **investments** in the community.

- Mortgage and loan payments are recycled into new housing projects.
- We increase the tax base through our housing solutions.
- Affordable housing is good for communities and for the economy.

Our **impact** is:

- 52 homes completed, 3 underway
- 100+ children put into stable housing since our founding in 1993
- Lasting – creates generational wealth
- \$250,000+ annual property tax paid by Habitat Homeowners

Our Team



Le'Shay Guy
Executive Director

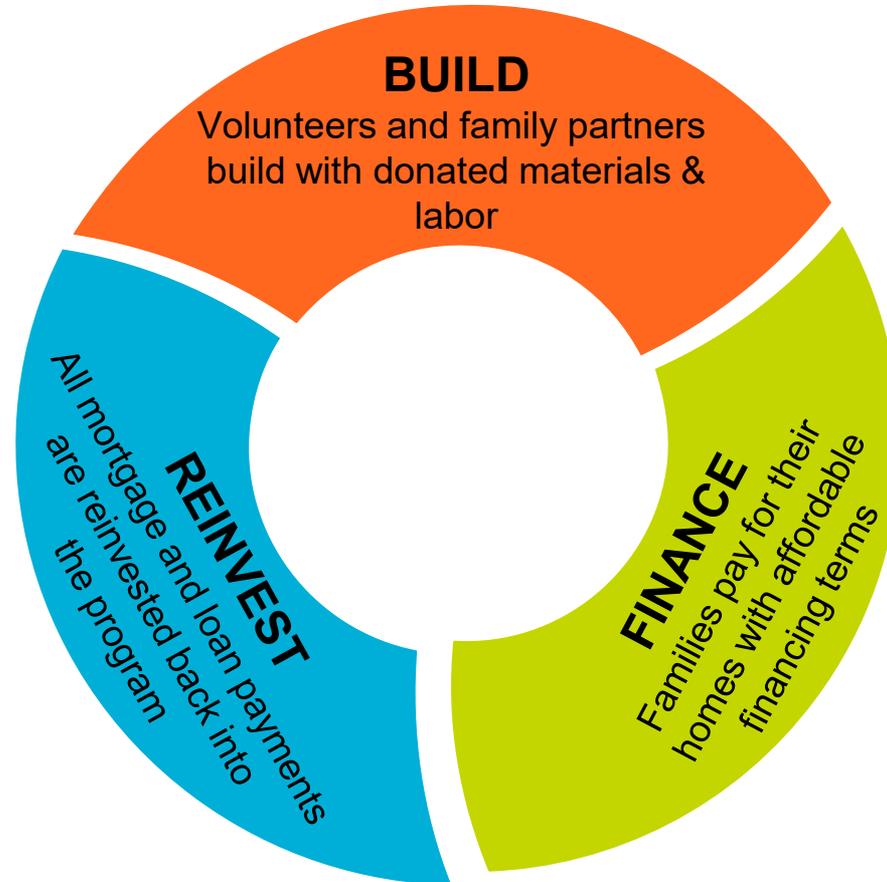


Jon Hoffman
Construction Manager



Derek Schultz
Construction Supervisor

Habitat Partnership Model



Local Housing Reality

- Rental vacancy under 2%
- Rent up 25% in 5 years
- Families need \$55K income to afford average rent
- 40% of renters cost-burdened
- County short 1,300–1,850 units needed by 2030

Why We Care About Schools

- Stable homes → stable students
 - 25% more likely to graduate from high school
 - 116% more likely to graduate from college
- Fewer moves
- Better attendance
- Higher graduation rates
- Stronger families = stronger classrooms

Project Context & Objectives

- 21 single family homes
- 4 homes per year
- 1,300-1,500 sq ft
- Focus Energy certified
- Pocket neighborhood with green space
- 5-7 year build phase
- Zero cost to the school district

How We Build

- On-site daily supervision
- Licensed local contractors
- Proven Habitat model
- Volunteers + skilled trades
- Safety + permitting fully managed
- 40% of building materials are donated, keeping costs down

Project Design & Development Concept

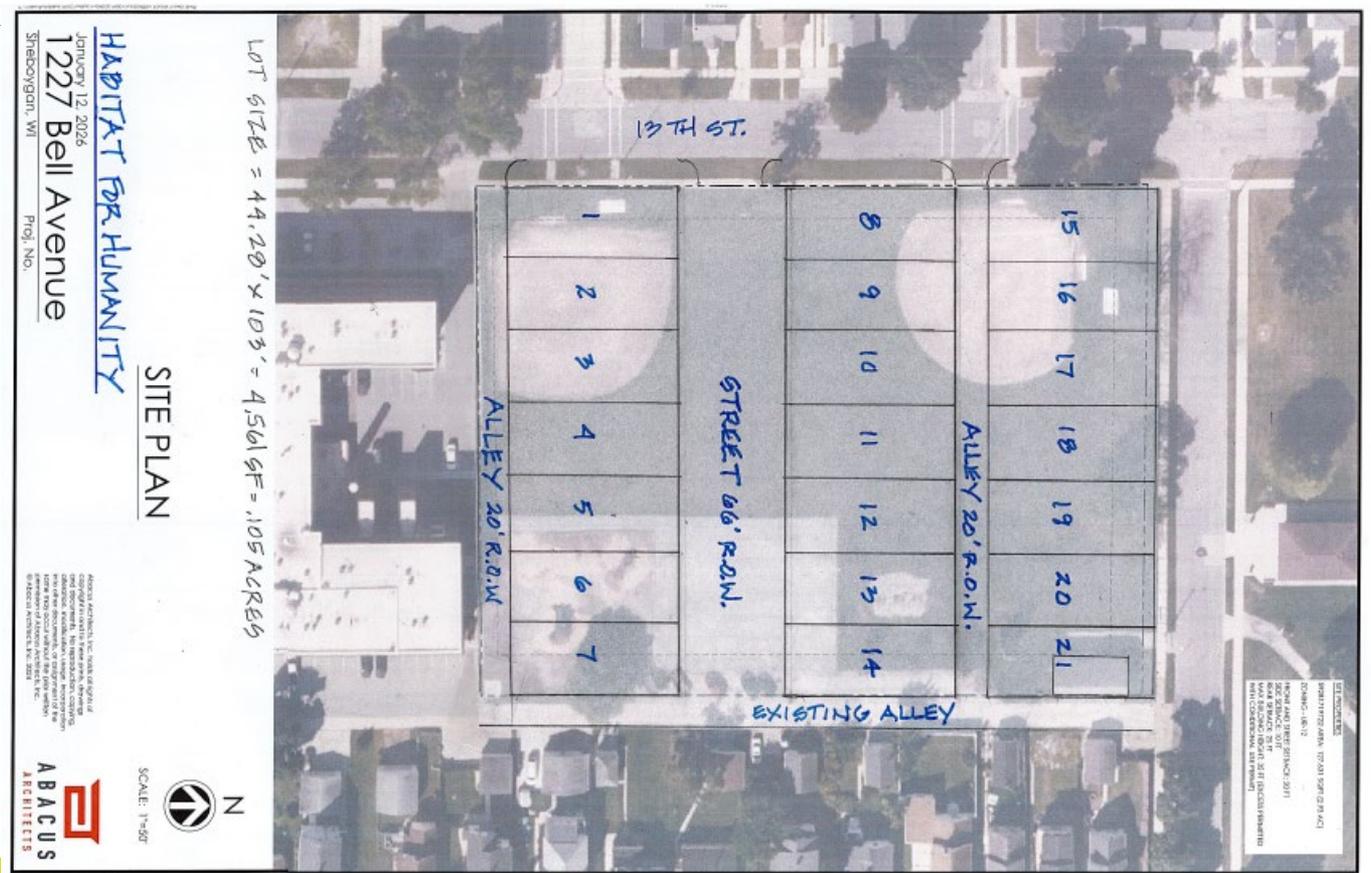


Project Design & Development Concept

- 3-4 bedrooms
- Energy efficient → lower utilities
- Front porches & green space
- Pocket neighborhood design
- Student build integration

Project Design & Development Concept

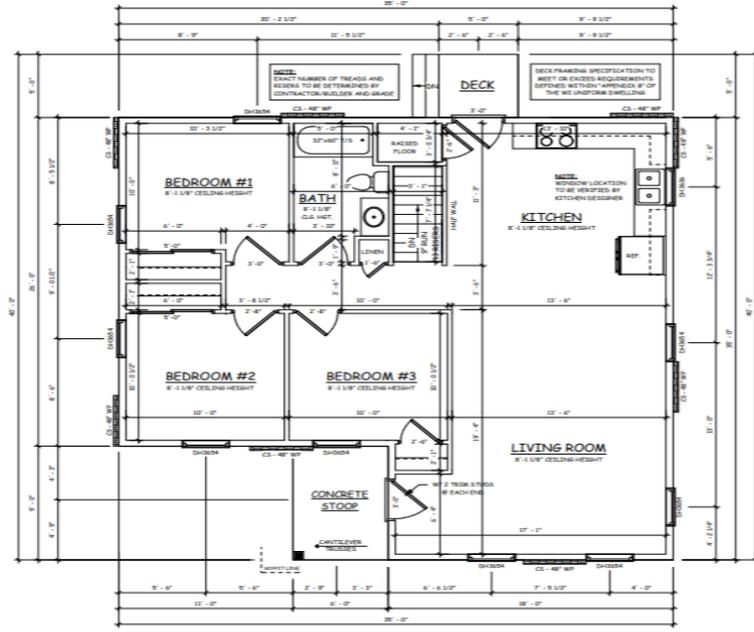
SITE PLAN



Project Design & Development Concept

MAIN FLOOR LAYOUT

FIRST FLOOR AREA = 1072 SF
 LOWER LEVEL AREA = 340 SF
TOTAL AREA = 1412 SF



MAIN FLOOR
 1/4" = 1'-0"

FINAL PLAN

DATE	1/4" = 1'-0"	SCALE	1/4" = 1'-0"
PROJECT	A4	PROJECT NO.	RES-246-K
Drexel DrexelTeam.com		ALYSON WILGUS SHEBOYGAN, WI EXHBT	
27TH & WILGUS HABITAT - LAKESIDE		HABITAT LAKESIDE	
CONFIRMS: <input type="checkbox"/> ARCHITECTURE <input type="checkbox"/> STRUCTURE <input type="checkbox"/> MECHANICAL/ELECTRICAL/PLUMBING <input type="checkbox"/> INTERIORS <input type="checkbox"/> EXTERIORS <input type="checkbox"/> LANDSCAPE ARCHITECTURE <input type="checkbox"/> CIVIL <input type="checkbox"/> TRAFFIC ENGINEERING <input type="checkbox"/> ENVIRONMENTAL ENGINEERING <input type="checkbox"/> GEOTECHNICAL ENGINEERING <input type="checkbox"/> HISTORIC PRESERVATION <input type="checkbox"/> MARINE ENGINEERING <input type="checkbox"/> PAVEMENT ENGINEERING <input type="checkbox"/> POWER ENGINEERING <input type="checkbox"/> RAIL ENGINEERING <input type="checkbox"/> TRANSPORTATION ENGINEERING <input type="checkbox"/> WATER RESOURCES ENGINEERING <input type="checkbox"/> WIND ENGINEERING			
1. PRELIMINARY PLAN 2. PERMITS 3. CONSTRUCTION	1. PRELIMINARY PLAN 2. PERMITS 3. CONSTRUCTION	1. PRELIMINARY PLAN 2. PERMITS 3. CONSTRUCTION	1. PRELIMINARY PLAN 2. PERMITS 3. CONSTRUCTION

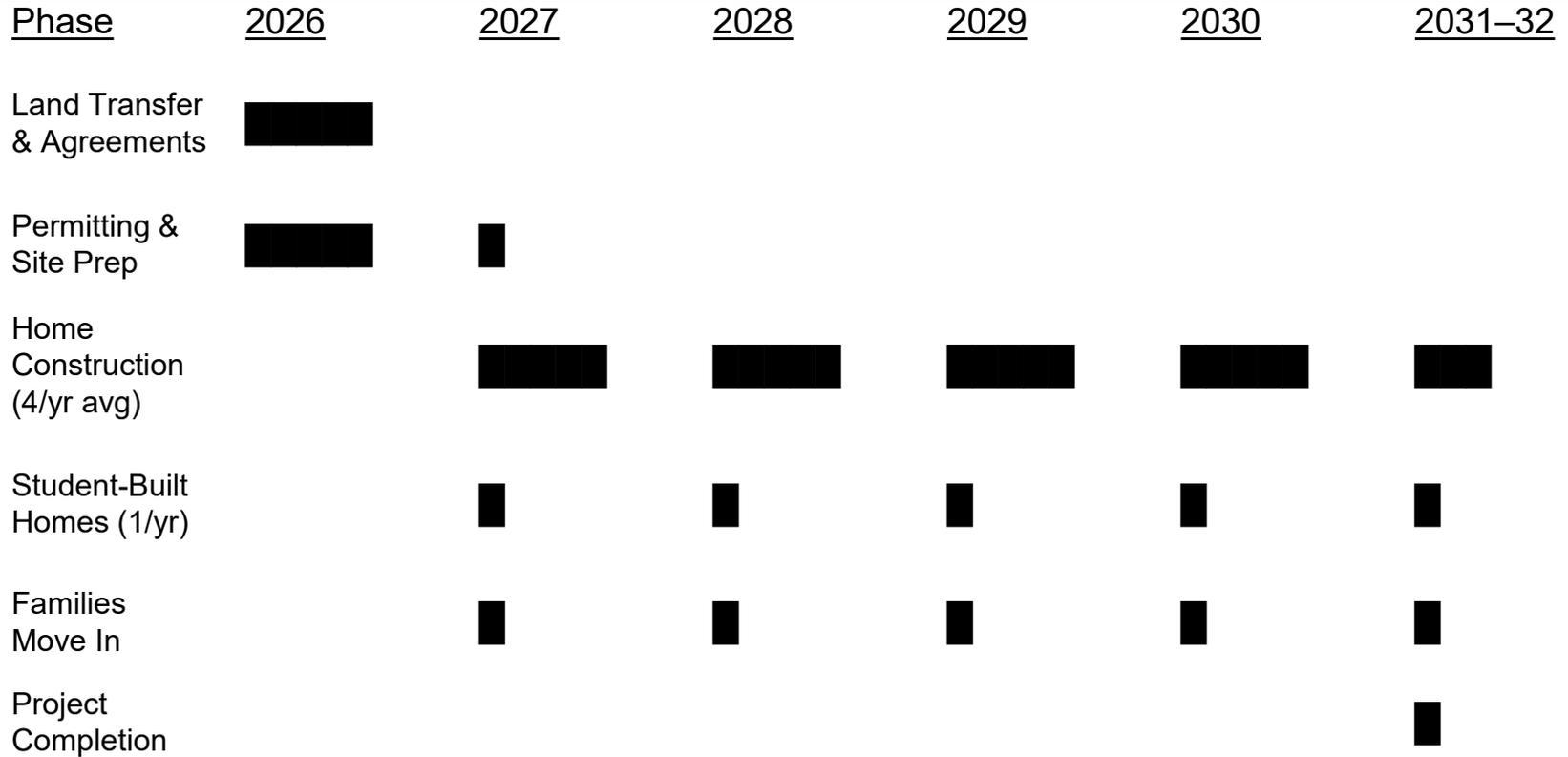
Project Feasibility

DIVERSIFIED AND FULLY FUNDED

<u>Funding Source</u>	<u>Per Home</u>	<u>Annual (4 Homes)</u>	<u>Total Project (21 Homes)</u>	<u>Risk Level</u>
Sponsorships & Donations	\$47,619	\$190,476	\$1,000,000	Low
Grants & Foundations	\$47,619	\$190,476	\$1,000,000	Low
Mortgage Revenue (Fund for Humanity)	\$47,619	\$190,476	\$1,000,000	Very Low
TOTAL	\$143,000	\$571,428	\$3,000,000	Fully Covered

Project Timeline

PHASED DEVELOPMENT PLAN



Community ROI

- 21 stable SASD families
- Safe, owner-occupied housing
- Reduced absenteeism
- Student workforce training
- \$65,000+ new annual tax base
- Increased property values
- Local contractor and supplier spending
- 300+ volunteers engaged annually
- Positive press & leadership example

Offer

- Purchase parcel for \$20,000
- Cover all legal & closing costs
- Cover all permitting & approvals
- Cover all site preparation & infrastructure
- Cover all fundraising & financing
- Assume all liability
- Begin within 12 months



EXAMPLES OF COMPLETED HABITAT HOMES

WHAT DOES A HABITAT HOME LOOK LIKE?

EXTERIORS



WHAT DOES A HABITAT HOME LOOK LIKE?

LOT SIZE



WHAT DOES A HABITAT HOME LOOK LIKE? INTERIOR





**THANK YOU FOR YOUR INTEREST
IN PARTNERING WITH US!**

**For more information,
please contact us.**

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