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Twin Cities Housing Development Corporation Newsletter

400 Selby Avenue Suite C
St. Paul, MN 55102

August 4, 2014

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ST. PHILIPS GARDENS BLOOMS ANEW



St. Philip's Gardens Before...



...St. Philip's Gardens After Rehabilitation

TCHDC has completed a full renovation of St. Philips Gardens. This property was originally developed by St. Philip's Episcopal Church in 1972 and served a rich cultural heritage of African-American residents in the Concordia Ave./Avon (Old Rondo) area of Summit/University.

In 2012 TCHDC acquired the property from St. Philip's Episcopal Church and committed to continue the legacy of the Church and help assure that it will provide high quality affordable housing for many years to come.

Drive by the property to see the sparkling new apartment facades and the transformed landscape. The before and after photos of similar views attest to the incredible makeover that St. Philip's Gardens received in 2013 into early 2014. The updates and upgrades to the interiors of the apartments and townhomes are equally striking. The improvements included new windows, siding and roofs, parking lots, sidewalks, a new playground and a new site management office. Interior

improvements include all new kitchens and baths, new flooring and lighting throughout and improved ventilation systems.

This was a complex and challenging project not only with the physical rehabilitation but also in managing the moves of residents out of and back into their apartments as they were redone. Thanks go to the residents for their patience and to property manager Patrick Moore who managed this aspect of the project. Some residents have lived at St. Philip's Gardens for many years, and, Patrick reports, a few shed real tears of joy when they saw their updated units for the first time, one commenting that they had never lived any place that was so nice. Four families that were homeless have moved into apartments and can now call St. Philip's Gardens their permanent home. They receive supportive services from the Wilder Foundation to help ensure they can maintain their housing.

Programs and supportive services are available for residents at TCHDC's Liberty Plaza Resource Center a few blocks away from St. Philip's Gardens.

"Kelly Fund" Helps Kids Achieve Dreams



Kelly's family raised over \$5,400 for Kelly Fund at a taco fundraising event.

Kelly McSherry-Mesa was the Program Coordinator at Liberty Plaza Resource Center and Calibre Ridge from 2006 until she passed away suddenly and unexpectedly on November 1, 2013. She was beloved by the families who resided at Liberty Plaza during her tenure. She especially cherished and was cherished by the children whom she saw daily. She was a devoted parent who

brought her parenting values to her work with children in the community. Given Kelly's long-term contribution to Twin Cities Housing Development Corporation, Liberty Plaza, and the children there whose lives she touched, we wanted to honor Kelly's memory in a way that would have thrilled her. It did not take long for us to identify a way of doing that.

Most of the families that reside in TCHDC's affordable housing communities are financially challenged and can struggle to provide the basics for their children, let alone for things such as sending their children to a sleep away or day camp, enrolling them in a music or other arts program, sports programs such as gymnastics, school field trips, or other out-of-school-time activities that require a participation fee.

The Kelly McSherry-Mesa Memorial Children's Fund (the Kelly Fund) is now established in Kelly's name to provide single-need financial supports for individual children to cover the cost of educational and recreational activities and supplies that cannot be covered by other means. Some examples of what the Fund can be used to support, are: ACT/SAT Prep and Test fees; fees and/or equipment to enable a child to participate in a school or club sport; rent a musical instrument or pay for lessons; chess, Lego, debate or other clubs; attendance at a special educational event or activity.

Twin Cities Housing Development Corporation contributed \$500.00 to establish the Fund. Kelly's family has endorsed the Kelly Fund. The family made one of the initial contributions to launch the fund and has hosted four fundraisers that raised over \$7,000.

The Fund will make its first awards in 2014.

To make a contribution to the Kelly Fund, [click here](#) or for more information contact Program Manager, Dave Browne at dbrowne@tchdc.org or 651-292-0122 x 227.

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