



---

# Annual Report

# 2022



# Letter from the CEO

Dear Friends,

In the 65 years since Woodley House's founding, we have faced head on the challenges and triumphs of serving adults in the District with mental health disorders, facilitating their recovery and helping them lead lives with dignity.

In 2023, Woodley House is poised to grow exponentially, doubling the number of people we serve by 2030. With nearly 1,700 adults with mental health disorders currently unhoused in the District, we can no longer stand on the sidelines and watch our neighbors suffer.

Woodley House has the skills and tools to help address the longstanding structural racism and disparities inherent in both the city's housing market and the availability of mental health services. Woodley House has helped close to 20,000 men and women over the past 65 years, providing a welcoming home and therapeutic, family-like environment in which people can work toward recovery and greater independence. That core of our mission is what we will never cease doing.

We are so grateful for your support and your participation in this community.

A handwritten signature in dark ink, appearing to read 'Ann Chauvin', with a stylized flourish at the end.

Ann Chauvin  
CEO/Executive Director



# Our story so far

## Our Mission

Woodley House enables Washington, DC residents with mental health disorders to live full and healthy lives with dignity by providing supportive housing and services.

## Our Vision

All Washington, DC residents with mental health disorders have a dignified place to live, services needed to thrive, and respect and inclusion in the community—and are part of a world where mental health is viewed as health.

## Our Values

To achieve our vision, our core values guide how we interact with each other and our community, empowering our residents to achieve their goals and greater independence. These attributes exemplify the convictions of all those who represent Woodley House and were compiled by staff, residents, and Board members.

**Respect.** We believe that providing Washington, DC residents with mental health support services and safe housing depends on the involvement of the people and partners in our community. We respect the needs of our residents and seek to build relationships based on dignity, trust, and equity.

**Empathy.** We recognize that being trusted to provide mental health support services requires an understanding of people with diverse backgrounds, experiences, and needs.

**Empowerment.** We believe that our residents have the power to achieve their goals and work toward greater independence. Staff and residents build relationships based on trust, giving space for our residents to find their own strengths throughout their recovery.

**Leadership.** We seek to implement services and offer housing for residents who have often faced inequities in education, healthcare, and opportunity throughout their lives. We believe in creativity and innovative solutions for creating more access to mental health support services and safe housing.

we plan  
to double  
our beds  
by 2030 **2X**

# About our residents

**285**

numbers of residents  
served

**95%**

remained stably  
housed

**49%**

were previously  
homeless

**53%**

have a co-occurring  
substance use disorder

**58%**

have a medical  
condition

**300**

number of Food Pantry  
orders

**1**

## Food Preferences

**Favorite foods** among our residents include scrapple, pork chops, steak, lamb, fried chicken, hamburgers, ribs, sausages, hot dogs, bacon, meatloaf, soup and grilled cheese, fried onions and gravy, grits, falafel, hummus, salads, waffles and pancakes.

**Least favorite foods** include fish, liver chitterlings, and pig feet.

**2**

## Family Members

**100%** feel satisfied with the care, the facility and the food received by their relatives.

**86%** report that the staff has been welcoming and receptive when contacted with questions or concerns.

**71%** has been in contact with the staff over the past 6 months.

**3**

## Support Services

**60%** of the residents receive community support services.

**100%** of surveyed residents found the services helpful.

Topics addressed were social skills, affirmations, and job search.

# Crossing Place 2022

# 141

residents served



Crossing Place is an alternative to hospitalization for adults experiencing a psychiatric crisis. Introduced in 1977 as the first residential crisis care home on the East Coast, it is nationally recognized as a model for community-based crisis care and is still one of only two in the District. Last year, Crossing Place served **141** individuals who needed a safe place to stabilize on their way to recovery.

## 66%

are or have  
been homeless

## 61%

have a  
substance use  
disorder

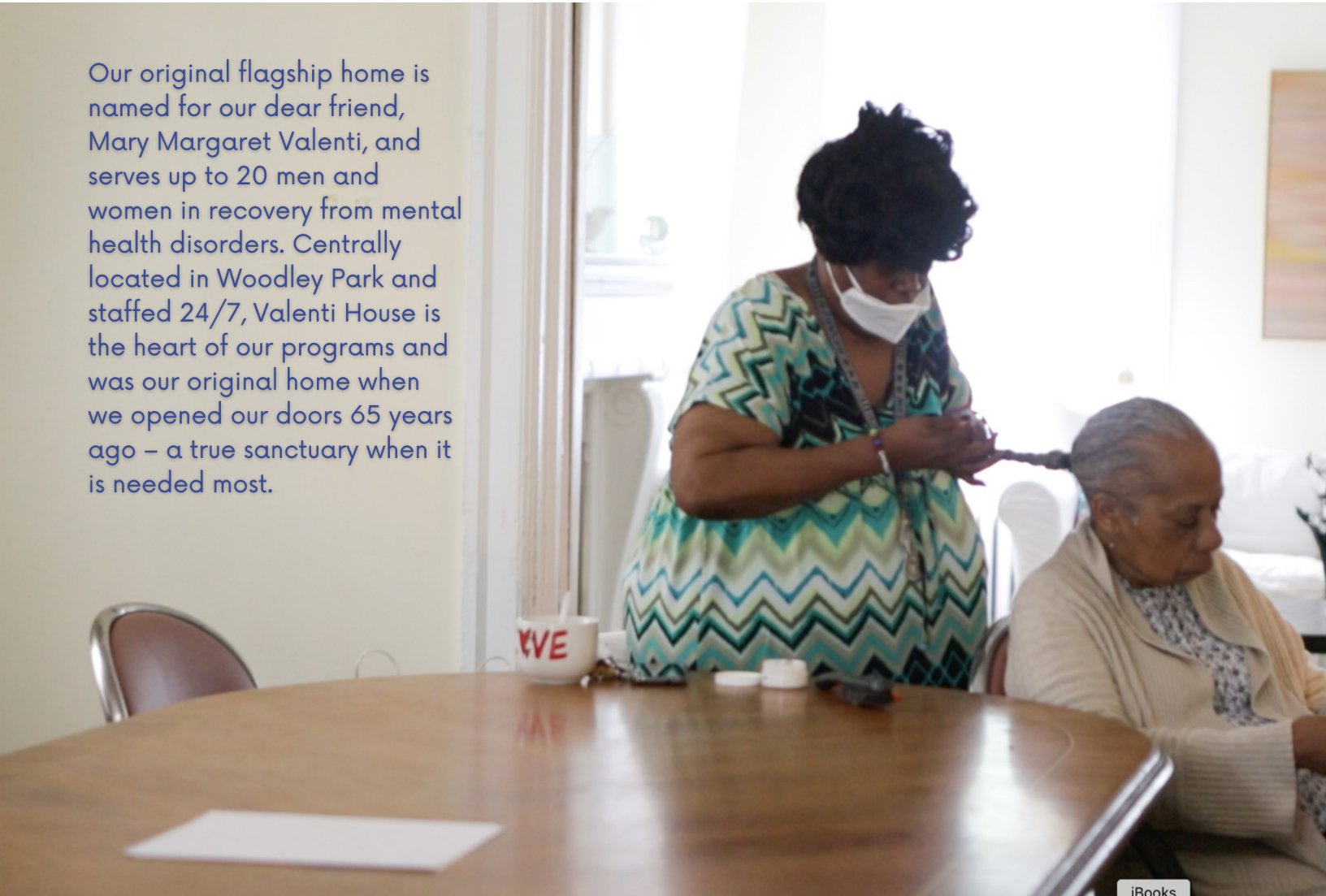
## 52%

have another  
major medical  
problem



# Valenti House 2022

Our original flagship home is named for our dear friend, Mary Margaret Valenti, and serves up to 20 men and women in recovery from mental health disorders. Centrally located in Woodley Park and staffed 24/7, Valenti House is the heart of our programs and was our original home when we opened our doors 65 years ago – a true sanctuary when it is needed most.



22

adults  
served in  
2022

95%

stayed at Valenti  
House or moved  
to other, stable  
housing

# Holly House 2022

Holly House, located in the Shepherd Park neighborhood, is home to up to 8 individuals who have mental health disorders. It provides the stability of a real home to those who have experienced life at its most precarious.



## 100%

residents who remained stably housed at Holly House

## 75%

have a serious medical condition

## 88%

are over age 55



# Supported Independent Living 2022

## CORNERSTONE

Early in 2021, we acquired a new property from Cornerstone Community DC. We have fully transitioned our SIL program in this new property. When we acquired this property, we were able to preserve affordable housing for 7 adult men with behavioral health and HIV diagnoses as well as expanding our ability to provide quality housing for those living with mental health disorders. We set up a staff office at the property for our SIL program supervisor and for one of our Recovery Support Specialists.

Our Supported Independent Living (SIL) Apartment Program offers shared apartment living for single adults who do not need 24/7 care but thrive from the services and ongoing support of belonging to our program. We provided a supportive home for 59 men and women with severe mental illness. There remains a tremendous shortage of affordable, supported housing in DC, and we are partnering with two other community-based nonprofits to expand availability of supportive housing for our residents.

# 59

residents served through our apartment program and through our Cornerstone group home

# 4.5 years

average length of stay



# Program Support

## SUPPORTIVE SERVICES

Woodley House views our residents as individuals, with their own unique strengths and limitations. We know that it is not enough to simply provide a home – people need help with the skills necessary to maintain that home to be successful in recovery. In 2019, Woodley House was certified by DBH as a Recovery Support Services provider, enabling us to expand support services to help our residents with substance use disorders. As we believe in whole person recovery—from mental health disorders, to substance abuse, to physical health issues—we changed the job title, Recovery Support Specialists, to reflect that.

Under non-pandemic circumstances, our Recovery Support Staff meet face-to-face with residents to teach and reinforce the everyday living skills that may have diminished due to behavioral health issues. In 2020 and for much of 2021, they had to pivot and conduct visits via phone or video conference. As we are expanding our number of SIL residents, we are looking at ways to maintain the quality of care with our current staffing.

## COMMUNITY PARTNERS

Woodley House maintains strong working relationships with many mental health and community organizations within the District, including the DC Department of Behavioral Health, AmeriHealth Caritas DC, and Howard University and Catholic University of America for our wonderful MSW interns. We recognize there is strength in collaborating with other community service providers and welcome the opportunity to expand our community partnerships.

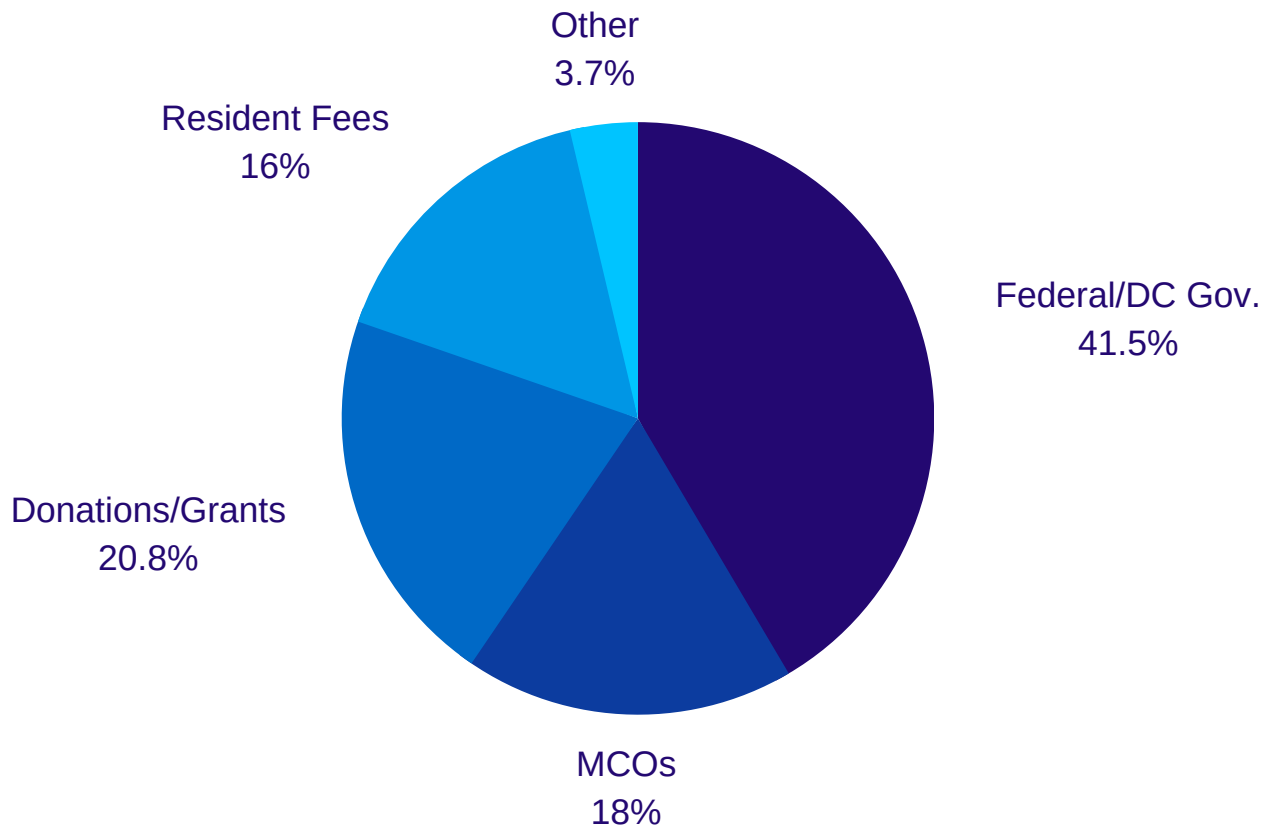
We are particularly proud of our partnership with AmeriHealth Caritas DC and McClendon Center to address the critical social determinants of health of supportive housing for Medicaid recipients with behavioral health disorders.

In addition, our partnership with Compass Pro Bono has been invaluable in transforming our financial, fundraising, and administrative procedures. Our growing partnership with the Junior League of Washington has helped us on so many levels.

And we continue to be proud of our association with The Catalogue for Philanthropy as ‘one of the best small nonprofits’ in the District.

# FY 2022 Sources of Income

Our legacy of six decades of success, illustrates the importance we place on sound financial management. We are fortunate to have many long-term, loyal donors who know their generosity has changed the lives of our residents. Through careful stewardship and attention to detail, we will continue to expand our ability to serve the community.



A few of the highlights affecting our financial outlook:

- We received 303 gifts totaling \$535,900.
- Our signature fundraising event, the Annual Movie Benefit, was back indoors and in person for the first time since 2019. Held at the American Film Institute in Silver Spring, Dana Bash of CNN was once again our MC and attendees enjoyed a special viewing of Ticket to Paradise with George Clooney and Julia Roberts. Supporters of the event at the highest levels attended a pre-event reception at J. Hollinger's Waterman's Chophouse.
- We greatly appreciate support through grants from community foundations and friends, such as The Morris & Gwendolyn Cafritz Foundation, The Phillip L. Graham Fund, The Share Fund, and The McDonnell Foundation.

Most of our program expenses go to salaries and benefits (70%) to operate housing programs requiring staff 24/7/365, as well as psychiatry and nursing staff at our crisis program. The remaining 30% of program expenses covers mortgages, insurance, condo fees, rent, facilities maintenance, pest control, furniture, and utilities.





SILVER

26TH ANNUAL WOODLEY HOUSE BENEFIT



# Acknowledgements

## BOARD OF TRUSTEES

Kelley Barnaby  
Debra S. Barrett  
Jeanine Boyle  
Catherine Cooke  
Pat G.  
Matthew Hoffman  
Isabel Jasinowski  
Dave Joseph  
Vincent Keane  
Diane Murray  
Linda Parisi  
Norman Schneider  
Jillian Smith  
Elizabeth Walsh  
Jeremiah J. Watts  
Holly Wittenberg  
Tommy Zarembka



Much gratitude to our  
indispensable Board  
of Trustees

**Woodley House**  
3000 Connecticut Ave. NW,  
Suite 108  
Washington, DC 20008  
202-830-3508  
[www.woodleyhouse.org](http://www.woodleyhouse.org)  
[development@woodleyhouse.org](mailto:development@woodleyhouse.org)