



**Harborlight Community Partners**  
**Working to Create & Preserve Affordable Housing**

The mission of Harborlight Community Partners is to provide housing and supportive services for low income elders, individuals and families living on the North Shore. We seek to create or preserve affordable housing which is dignified and well-maintained for economically vulnerable seniors and families. In the broader context, we hope to contribute to neighborhoods that foster compassion. HCP provides affordable housing in eight communities (nine in 2017), which includes: Beverly, Ipswich, Hamilton, Wenham, Peabody, Marblehead, Rockport and Gloucester (soon to include Salem).

**Community Investment Plan Goals [\(CIP 2015-2017\)](#)**



**GOAL: Provide high quality operation or support for HCP's current North Shore portfolio** of 366 homes, providing housing for over 500 people, ensuring residents have safe, respectable, affordable places to live that are well maintained and with supportive services. This includes property management and long term asset management for all properties. This goal ensures cities and towns have decent, affordable housing, creating space for low-income families, neighbors, and individuals to live with dignity.

**GOAL: Develop and/or preserve affordable housing in the region**, such that more people who need affordable housing will be able to access within in the HCP footprint. Cities and Towns will maintain existing units on the subsidized housing inventory and add units to their inventory. Collectively there will be more units of housing in the region for their citizens.



**GOAL: Improve stakeholder participation** in the strategic planning and governance of HCP and associated properties. HCP residents will have the ability to influence existing HCP property management, the provision of new HCP units, and any strategy HCP might engage in for housing advocacy or planning. Likewise, HCP housing could be improved. Stakeholder participation will benefit residents in supporting user-centered advocacy to influence the creation of varied types of affordable housing needed (i.e. homeless housing).

**GOAL: Support the utilization of fallow local housing capital (CPA, Trusts).** If more local money that is held can be put into action more units will be created, and more families in need will benefit from having affordable homes. Local groups who are building up capital without the ability to use it will be able to put it into action and create units. These units will impact subsidized housing inventory list while providing much needed housing for residents, benefitting them and the wider community.



**GOAL: Evaluate the need for and if needed create a plan to implement a first time homebuyer education program** available to the North Shore and focused on Danvers/Beverly/Peabody/Salem. Explore collaboration with other partners to support homebuyer instruction such that local first time potential homebuyers are well informed and have local access to such instruction without having to travel significant distances which are prohibitive.

**GOAL: Encourage, educate, and/or assist local municipal affordable housing groups** and associated municipal staff or officials in their community based affordable housing efforts to assist cities and towns to better meet their affordable housing goals.

