

Workshop Schedule

Orientation 6-7:30pm

Preparing for HomeOwnership 9am-2:45pm

"My Home" Workshop 3pm- 6pm

April 2007

1	2	3	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30					

May 2007

1	2	3	4	5		
6	7	8	9	10	11	12
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27	28	29	30	31		

June 2007

			1	2		
3	4	5	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30

Register online today!

Upcoming Events

May 22 Golf Tournament

June 2 HomeSAFE

June 2-9

NeighborWorks® Week

June 29-July 4 Fireworks Booth

Sept. 15 Paint the Town

December Toy Drive

Pam Canada Testifies on Predatory Lending

Earlier this year, Pam Canada, Executive Director of NeighborWorks® HOCSR, joined representatives from all sides of the lending industry to present at an informational hearing on nontraditional residential mortgage products for the state senate's banking and finance committee.

Canada provided several case studies where a combination of a borrower's lack of understanding about their loan terms and additional financial responsibilities that come with homeownership (taxes, supplemental taxes, utilities, insurance, etc.) and a lender's enthusiasm for getting a loan from approval to closure (using nontraditional loan products when they are not suitable for the borrower) can lead to unwanted situations.

Quality pre-purchase homebuyer education for first-time homebuyers, such as that available through NeighborWorks® HOCSR, and accountability by lenders who are targeting first-time buyers is needed to correct the current situation and prevent it from worsening in the future.

Read Pam Canada's [talking points](#) from the hearing (PDF, 55KB).

Being able to keep a house is just as important as being able to get a house—contact us about "Healthy HomeOwnership" at info@nwsac.org



We're Moving!

Construction continues on our new building at Alhambra Boulevard and "X" Street. Visit the [Web site](#) to see more photos of the progress. We're planning to occupy in mid-April. Our new address is 2400 Alhambra Blvd., Sacramento, CA, 95817.



Color Elevation from Architect



Progress, February 2007

Make Your Dreams into Reality

A recent client dreamed of owning her own home. Through resources and programs she learned about new houses that are priced by the county to make them available to lower income families. She has stable income from disability payments. NeighborWorks® HOCSR staff helped identify that her credit would qualify for a good fixed-rate. She submitted an application and was selected for one of the homes. Her desire to become a homeowner along with our assistance, made her homeownership dream a reality.

Contact Mike Himes at (916) 452-5356 to find out if [this new listing](#) is right for you (PDF, 267 KB).

American Dream Golf Tournament

The 4th Annual American Dream Golf Tournament will be May 22, 2007 at the beautiful Winchester Country Club in Meadow Vista. Kurt Von Geldern, Advertising Manager with *Sacramento Magazine*, is chairing our Golf Committee. Participate in this modified scramble competition as a golfer or join Pacific Coast Supply (our first Title Sponsor this year) as a sponsor to benefit NeighborWorks® HOCSR ... and your community! [2007 Sponsorship Opportunities](#) (PDF, 122 KB)

New Staff

Join us in welcoming the new members of our team!



Ed Cardona
Real Estate Projects Coordinator



Kara Thomson
Operations Associate



Brianna Badua
Administrative Assistant

Washington Mutual Donation

On January 29, 2007 Washington Mutual Elk Grove-Franklin donated \$2,325 to NeighborWorks® HOCSR.



Paint the Town

The next Paint the Town event is on September 15, 2007. Now is the time for sponsors to sign up and commit to help an elderly person in Oak Park. Join forces with NeighborWorks® HOCSR and volunteers to make an immediate and tangible difference in the life of one of your neighbors!

[Sponsorship](#) (PDF, 52 KB)

Sacramento Magazine

Have you seen our Real Estate Profile insert in the March 2007 issue of Sacramento Magazine?!



Providing opportunities for successful homeownership and strong communities through quality education, affordable lending, supportive partnerships and dedicated leadership.

Donations

Yes! I want to support your work to provide successful homeownership and strong communities.

My level of support

- | | | |
|---|---|--|
| <input type="checkbox"/> Neighbor - up to \$250 | <input type="checkbox"/> Friend - \$250 to \$500 | <input type="checkbox"/> Patron - \$501 to \$1,000 |
| <input type="checkbox"/> Leader - \$1001 to \$2,500 | <input type="checkbox"/> \$2,501 to \$5,000 | <input type="checkbox"/> Other Amount _____ |
| <input type="checkbox"/> Please contact me | <input type="checkbox"/> My company will match my gift! | |

Name _____

Company _____

Address _____

City _____ State _____ Zipcode _____

Phone _____ Fax _____

Email _____

To confirm your contribution and receive recognition for your donation, mail this form to **NeighborWorks® HomeOwnership Center Sacramento Region**, P.O. 5420, Sacramento, CA 95817 or Fax to (916) 431-3200 Attn: Blanca Gutierrez.

NeighborWorks® HomeOwnership Center Sacramento Region thanks you!

Note: In compliance with IRS Guidelines, we would like to inform you that your gift is considered a deductible contribution. Sacramento Neighborhood Housing Services, Inc., a California non profit corporation doing business as NeighborWorks® HomeOwnership Center Sacramento Region is a 501(c)(3), our IRS number is 68-0118032. Thank you!