

WELCOME TO OUR
Monthly Newsletter
we're so glad you're here!

Hello, Supporters and Friends:

Although not a traditionally happy anniversary, April marks a meaningful time in our history. It was in April 2014 that a fire destroyed the county farm and moved us into town, prompting a shift in our service direction but not in our commitment to our mission. Like a phoenix rising from the ashes, SAS continues to move through cycles of renewal. That may be a bit of a stretch symbolically, but this April felt especially full of that spirit.

This month's stories and data reflect that momentum. Our April Impact Report on **Page 2** gives a clear snapshot of all that's been accomplished this month in number form. **Page 3** continues with impactful numbers from the Point-in-Time Count which unfortunately shows an increase, but helps identify opportunities for meaningful solutions. We jump back into more positivity on **Page 4**, with real stories of how our support helped neighbors stay stably housed.

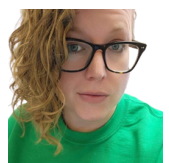
There's an exciting update on our community-based transitional housing program, The Sibert House on **Page 5**. There are already great things in motion for the family currently housed there, and it's been truly inspiring to witness how the community has come together to surround them with support, resources, and hope. The collaboration we've seen is a real example of what's possible when we all work together.

We also had some bright moments of community connection this month: our largest-ever showing at the Vintage in the Valley Car Show with 77 entries, and generous donations from emerging leaders at Peter Muhlenberg Middle School and Stonewall Jackson High School. Check out our Facebook Posts for photos!

As we move further into spring, we're reminded that renewal doesn't always come from comfort, it often grows from challenge.

Thank you for being here, being part of our community, and helping us grow.

Katie



Katie Furnesen
Executive Director

APRIL 2025 IMPACT Snapshot



CENTRALIZED INTAKE:

481

Strength Based
Intakes
Completed on
the Coordinated
Entry Line

17
Referrals

Noteworthy Trends:



Utility support helped prevent disconnections for more households this month, demonstrating strong program reach.

- ⬆️ 77% increase in households,
- ⬆️ 52% in funds distributed



Housing Assistance (State & Federal):

- New Referrals: 17 in April vs. 9 in March → ⬆️ 89% increase
- The sharp increase in referrals signals a growing number of households in need, this is also reflected in our CHI numbers which show: ⬆️ 5.5% increase in calls, ⬆️ 70% increase in referrals



Housing Assistance (Private):

- 200% increase in households, ⬆️ 220% in funds distributed
- Major expansion in rent/mortgage support shows our flexibility in meeting urgent housing crises.



SAS DIRECT CONNECTIONS: ALL STAFF

270

Service
Connections made
at SAS Level

383
Hours of Effort



HOUSING STABILITY

FUNDRAISING, PRIVATE GRANTS &
COMMUNITY PARTNERSHIPS FUNDS



HOUSING
STABILITY
SERVICES PROVIDED

9

Households
Aided with
Rent/Mortgage
Payments

\$13,743.39
in Assistance



UTILITY
ASSISTANCE
PROVIDED

23
Households

\$10,207.96
in Assistance



RESTRICTIVE FUNDING
STATE & FEDERAL HOUSING
GRANT PROGRAMS



HOUSING
ASSISTANCE
PROVIDED

0

Rapid Rehousing

3

Targeted Prevention

1

Tenant Based Rental

0

Emergency Shelter

\$10,448.33
in Assistance



HOUSING REFERRALS
RECEIVED

6

Rapid Rehousing

7

Targeted Prevention

4

Tenant Based Rental

0

Emergency Shelter

17
Total Referrals



Annual Point-In-Time Count Overview

A One-Night Snapshot of Homelessness taken in January each year

SAS Service Area

Who Is Experiencing Homelessness?

Demographics Across
Shenandoah, Page, and Warren:

60% Men / 40% Women
33% Families / 67% Childless Adults
19% Children
20% Seniors
61% Working-Age Adults

➤ 1 in 5 is a child, 1 in 5 is a senior.

🏠 What Counts as Homeless?

A person or family is considered homeless if their primary nighttime residence is:

- ✓ A public or private place not meant for sleeping (e.g., streets, parks, abandoned buildings).
- ✓ A temporary stay in a motel due to lack of stable housing.
- ✓ A person or family staying in a physical shelter.

**Motel stays mask the crisis,
but they are not a long-term solution.**

Homelessness in Shenandoah County

33

People Counted as Literally Homeless

• During recent local counts

58%

were unsheltered,
compared to a **21%** overall unsheltered rate
➤ Nearly **3x** higher than the regional* average

Vulnerable Populations

10% Youth

(Higher than region rate of 6%)

4% Veterans

(Higher than region rate of 3%)

36%

lost a source of income
in the last 6 months

Top causes contributing to homelessness:

69%

Unemployment or lack of
income

54%

Can't find affordable housing

43%

Mental health challenges

37%

Friends/family plans fell through

34%

Death of a family member
(This is more common here
than
in other regions)

View the Full Presentation Slides [Here](#) with regional data.



Stability Support

April 2025

Moments of Impact: Housing Stability & Utility Assistance Stories

April was a busy month for our Housing Stability efforts.

As you can see from the numbers on our Impact Snapshot, many households turned to us for urgent support. Below are two real stories that show how these funds directly helped stabilize lives and prevent homelessness in our community.

We were able to assist a family who was in a crisis situation after the father had left the home and the mother had to find employment to take over the bills. She was behind on her mortgage and on her water bill. The mother was in panic mode and did not speak English. Luckily her oldest son was able to translate and help BJ gather the information that was needed. We were able to assist them with the mortgage and water bill so they could keep their home. The mother was able to gain employment.

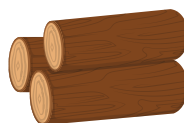
Another impactful that stuck out was a young lady who is battling breast cancer and had to be off work due to surgeries. She does not get leave from her job as a waitress. Her electric was set to be shut off on 4/21/25. Her April rent was also due and she had no way of making that payment. BJ was able to assist with the electric bill and with our Sentara Grant we were able to assist with her rent. She was so grateful for the help and began to cry when the news was given that we were able to assist with both. All is going well right now, she has other surgeries to schedule but has been able to go back to work for now.



BJ Stout-Ritter
Housing/Utility
Coordinator



If you know someone who has a disconnection on their utility or needs heat oil or wood, have them call BJ.



\$66,928.98

**In Financial Assistance provided to Shenandoah County
Residents in both Utility & Rent/Mortgage Assistance.
(July 2024-June 2025)**



Sibert's House Program

We have residents in the Sibert House!!!

It is a mother and her adult son who have come to the area from Alabama. Before entering our shelter they were in their car. They are here seeking a new start and a new adventure. Along with them is the son's service dog, which is a German Shepherd who has also adjusted well to his new surroundings. The mother has already gained employment and BJ may have possible housing lined up for them in May. They are very grateful for the help we have provided and are wanting to volunteer once they get settled. We will keep you updated next month on their progress.



This family has thanked BJ over and over for her continued support and appreciate her kind words and encouragement during this difficult time. They are appreciative of SAS and all they have done.



Centralized Housing Intake



Becky Thorpe
Centralized Housing
Intake Coordinator

Affordable housing is out of reach for far too many people. Day after day, we hear from individuals and families who are desperately searching for a place to live that won't break them. What's even more heartbreaking is how many are forced to live in hotels or motels, paying more than what many of us spend on a mortgage, just to have a roof over their heads. This isn't just a housing issue, it's a crisis. We're witnessing families being pushed to the edge, priced out of safety, stability, and out of dignity. We cannot stand by and accept this as normal. Something must change. Everyone deserves a safe, affordable place to call home. Housing is not a luxury; it's a basic human need.

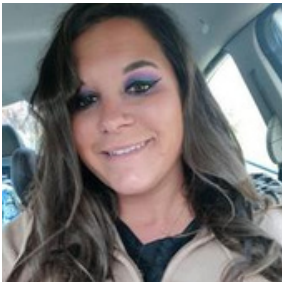


If you know someone who is experiencing a housing crisis, please have them call Centralized Housing Intake at 540-271-1701 to complete an eligibility screening.



Learn about the CHI Program here: [continuumofcare513.com](https://www.continuumofcare513.com)

Housing Corner



Megan Bly
State Certified
Housing Counselor

"I was very happy with the whole experience and Megan told me everything step by step and was very helpful with anything I needed help with or understanding. She helped my family get off the streets." – Rapid Rehousing Participant

Calls this Month

128

KNOW YOUR RIGHTS

For the next few months, we will focus on tenant rights. Please note that we cannot provide any legal advice. If you have questions, we encourage you to contact Blue Ridge Legal (BRL) Services directly or another law agency of your choosing.

REPAIRS

Landlord's Responsibilities



Maintain Premises

Keep property in a fit and habitable condition — safe and livable.

Comply with Building Codes

Follow all applicable building and housing codes affecting health and safety.

Repair & Maintain

Perform necessary repairs to electrical, plumbing, heating, and other systems to ensure habitability.

Emergency Repairs

Respond immediately to emergencies (e.g., no heat in winter, no water, serious plumbing issues).

Tenant's Responsibilities



Provide Written Notice

Notify landlord in writing about the need for repairs.

Allow Access

Allow reasonable access for landlord or contractors to make repairs.

Be Current on Rent

Must be current on rent when requesting or taking action regarding repairs.

Tenant's Rights & Remedies

Tenant's Assertion

If repairs aren't made in a reasonable time (usually 30 days for non-emergencies), file a Tenant's Assertion in General District Court.

Repair and Deduct

For health/safety issues, after 14 days without action, tenant may hire a licensed contractor and deduct cost (up to \$1,500 or 1 month's rent, whichever is higher).

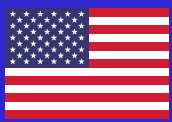
Seek Legal Help

Contact organizations like Virginia Legal Aid for assistance.



\$82,056.34

Financial Assistance provided in Fiscal Year 2025
(July 2024–June 2025) to retain or obtain housing in
the counties of Shenandoah, Page and Warren.



Our May Calendar



MAY 6TH : LEADSHARE STRASBURG

MAY 8TH : CoC CHI MEETING

MAY 8TH : SAS BOARD MEETING

MAY 12TH : CoC EXECUTIVE COMMITTEE MEETING

MAY 13TH : PACA MEETING

MAY 14TH : LEADSHARE WOODSTOCK

MAY 14TH : BfZ CASE CONFERENCING

MAY 20TH : CoC MEDIA & ADVOCACY COMMITTEE MEETING

MAY 20TH : CoC COMPLIANCE AND EVALUATION COMMITTEE MEETING

MAY 23RD : HOUSING SUMMIT

MAY 26TH : OFFICE CLOSED / MEMORIAL DAY

MAY 28TH : LEADSHARE WOODSTOCK



Our Funding Partners

Partner Organizations & Private Grants

Woodstock Ministerial Association
Strasburg Local Relief
Maurertown Brethren Church
Wakeman's Grove
St. John's Bosco
Edinburg Ministerial Association
New Market Presbyterian Church
St. Mary's Church of the Pine
Shenandoah Valley Electric Cooperative
Shenandoah Community Foundation
Sentara Health
United Way

Salvation Army Funds

Funds from Shenandoah County Salvation Army Service unit to administer the funds collected in the Red Kettles for utility/rent/mortgage assistance to Shenandoah County residents.



Use the QR Code to
Make a Donation to the
Virtual Kettle Year Round!

Stay in Touch

Support SAS with a couple clicks-
check out our Amazon Wish List!

SHOP NOW!



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