



Report of Brigit's Village to the 135th Annual Convention of the Diocese of Colorado - October 13th – 15th, 2022 (Pueblo, CO)

MISSION:

To establish a welcoming and reasonably-priced housing
community in Colorado's Carbon Valley

Brigit's Village Board of Directors With Parishes

Members from St. Brigit Episcopal Church in Frederick:

Fr. Tim Backus
Eileen Bisgard
Jeff Nieuwma
Cheryl Sears

Members at Large:

John Lovell – Non-Episcopalian
Sue Pilon – Non-Episcopalian

Ex-Officio:

Colorado Episcopal Foundation
Office of the Bishop

Executive Summary

Brigit's Village began as an outreach initiative of St. Brigit Episcopal church in Frederick, Colorado. Established as a separate nonprofit in 2014, Brigit's Village embodies a vision to utilize the church's property in service to its neighbors. The project addresses the desperate need for low-income housing while documenting a model of outreach and broad-based funding for other faith communities. The project is making progress toward obtaining funding.

2022 Report

The Brigit's Village board worked for a number of years trying to develop enough funding to create ADA adaptable, affordable senior housing in Frederick. The facility as originally conceived did not qualify for funding support under HUD Guidelines, so the concept was previously modified in 2021 to reduce the building size to 40 units and include families as well as seniors.

Unfortunately, the Colorado Housing and Finance Authority (CHAFA), did not accept Brigit's Village application for funding during the 2022 year. Upon review with CHAFA as to how to enhance our application, no additional details were provided outside of 'the application is excellent, all criteria have been explained to appropriate and accepted detail, and we highly encourage Brigit's Village to apply the following year' (According to Brigit's Village developer, Jon Peterson, and as understood by the Brigit's Village board). The board of Brigit's Village intends to apply in 2023 to CHAFA again for funding, with the CHAFA deadline due date of Dec. 1st, 2022.

The two acres of property have been subdivided from the St. Brigit property and transferred to Brigit's Village. The developer's architectural firm, Shopworks, redesigned the building detail in 2021 as seen below. The concept has been approved by the planning department in Frederick and the Town Council has agreed to further waive \$532,000 in fees for the project for the foreseeable future. As of the recent Frederick Town Hall meeting in September 2022, it was re-affirmed that the Town of Frederick is very supportive of this project. Brigit's Village is a partner in the LLLP and will eventually have the opportunity to take over full ownership and management of the facility.

As Brigit's Village continues to move toward cultivating a vibrant and welcoming low-income housing community in our small town, we would like to thank the Diocese for believing in our mission, being patient with us, and being a part of the team to make our vision a reality.

