



new destiny
housing

FY 2024 Annual Report:

Celebrating 30 years of New Destiny





30 years of New Destiny

In FY 2024, New Destiny opened Highgarden Tower, our first building outside of New York City and the first supportive housing site for domestic violence survivors in New Rochelle, Westchester. With this new joint venture development, our total number of supportive housing projects increased to **10**, where we house **1,255 adults and children**. Our rapid rehousing and aftercare program continued to expand, totaling a record of **784 adults and children** placed across the five boroughs.

2024 saw the conclusion of the Emergency Housing Voucher (EHV) Aftercare program, a special initiative made possible thanks to private funding from The Leona M. and Harry B. Helmsley Charitable Trust. New Destiny was selected by New York City in 2021 to provide voluntary housing search assistance to **more than 1,200 domestic violence survivors** with EHVs, who were trying to escape their abuser. The EHV Aftercare program offered individualized case management and mental health services to the more than **700 EHV recipients** New Destiny helped house, so they could access the resources they needed to maintain stability in their new homes and thrive.

Because of the demonstrated success of our EHV housing navigation and aftercare interventions, New Destiny was selected by the city to create Project Home, a special pilot program for domestic violence survivors in shelter. The Project Home pilot will provide housing search assistance to **100 families** with CityFHEPS vouchers to help them move out of shelter to a safe apartment. Pilot participants will be able to access aftercare support from New Destiny Resource Coordinators to heal and remain stably housed.

Additionally, starting in FY 2025, New Destiny will provide property management for our portfolio of buildings. This decision came after extensive industry research and a thorough evaluation of the previous model. By doing our own property management, New Destiny can bring a more holistic approach to meeting the needs of our tenants, while ensuring the long-term physical and financial health of our buildings.

All this important work helped increase New Destiny's media presence. In FY 2024, multiple survivors in our speakers' bureaus and staff were featured in nearly **40 different publications** across various major outlets, including the New York Times, Jezebel, and People magazine.

Across our programs, New Destiny served 2,039 adults and children in 835 households

New Destiny's 30th Anniversary coincides with a four-year period of tremendous growth, where we tripled in size and led efforts to increase the number of survivors we house for years to come. From 2020 to 2024, our human capital grew from **34 to 97 employees**, our budget tripled from **\$3 million to \$9 million**, and our affordable housing stock expanded from **232 to 868 apartments!**

30 years of Building Better Futures



1994

Victim Services incorporated New Destiny with its first Executive Director, Charles McLean



1997

First domestic violence emergency shelter is built



2008

New Destiny develops its first supportive housing building, Marcello Manor, with a shift to developing only permanent housing



1987

Victim Services (now Safe Horizon) created a Housing Development Department to focus on the housing needs of survivors



1996

Carol Corden becomes Executive Director of New Destiny



new destiny
housing

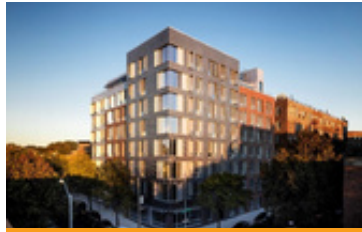
2002

New Destiny becomes fully independent with its own space, staff, and Board of Directors



2019

HousingLink becomes the first U.S. Department of Housing and Urban Development funded rapid rehousing program for domestic violence survivors in New York City



2021

New Destiny creates a Research & Advocacy Unit.

Organization doubles in size with 3 new buildings



2024

First residence outside of NYC opens in Westchester, NY.

New Destiny's Mental Health Services and Property Management Departments are created



2014

Project HOME (now HousingLink) was created to help survivors access housing in the community



2020

First leadership transition in 24 years. Carol Corden retires, and Nicole Branca becomes Executive Director



2022

Housing Access and Stability Services Department is created, expanding navigation assistance and integrating aftercare into the formal structure



Housing Access and Stability Services

Our Housing Access and Stability Services (HASS) program is a citywide initiative that helps domestic violence survivors find a safe home they can afford and offers the aftercare support they need to heal and thrive. The goal is to prevent homelessness or quickly re-house survivors that fled to shelter for safety.

New Destiny's HousingLink program is the cornerstone of HASS. HousingLink is the first federally funded rapid rehousing program for domestic violence survivors in New York City.

Tracing its roots back to 2014, HousingLink operates at the city Family Justice Centers in all 5 boroughs. The program provides housing navigation help, temporary rental assistance, and supportive services to promote long-term housing stability. HousingLink supported more than 300 domestic violence households at any given time throughout the year.

The HASS team also offers trainings and technical assistance to survivors, peer domestic violence organizations, and staff. The team had provided more than 100 workshops in total by the end of FY 2024.

In FY 2024, the Housing Access and Stability Services team assisted 784 adults and children in 264 households.

98.7%

of households remained stably housed

95.1%

of households were violence free

I just wanted to take the time to thank you for all you've done for me. I am truly grateful for you. You came to my life when I was close to giving up and when I thought it was impossible you made sure to lift me up. Every time I would see a text, I knew it would be a great news. Thank you for being on top on my life. You truly are the best! I can't thank you enough for it.

- Lesly, Housing Access and Stability Services Client



”

I was struggling with my partner. Because of financial situations, we turned into physical situations. It wasn't safe anymore for myself; and I found myself pregnant. I won a lottery to be accepted into New Destiny Housing. It felt like home. It felt like a dream come true.

- Highgarden Tower tenant

Family Support Program

New Destiny's Family Support Program (FSP) provides trauma-informed on-site services to all tenants in our supportive housing buildings.

Supportive housing is permanent, affordable housing with onsite voluntary support services. This model is the safest and most cost-effective housing solution for survivors of domestic violence that need ongoing support to heal from the physical, mental, and financial abuse that they endured.

FSP provides case management, organizes therapeutic activities for adults and children, and partners with community-based organizations to further enhance its services. The team also encourages tenants to lead their own activities to build a stronger community, with tenants holding aerobics and Zumba classes, as well as crocheting workshops.



Day One provided guided support groups on dating abuse and domestic violence for parents and youth ages 24 and under.



Latinas on the Verge of Excellence (LOVE) hosted workshops on emotional support and mental health, wellness, and sex education for teenagers. New Destiny is LOVE's first supportive housing partner.



This year, a tenant at our Bainbridge site took the initiative to begin gardening in the backyard and front of the building. The tenant even planted pots of flowers for every neighbor in the building, so that they all could enjoy the beauty of nature in their apartments!

New Destiny is the largest supportive housing provider for domestic violence survivors in New York. In FY 2024, 1,255 adults and children in 571 households received on-site services in our supportive housing buildings.

99.6%

of households remained stably housed

98.6%

of households were violence free



Establishing Mental Health Services

At least half of domestic violence survivors experience posttraumatic stress disorder and depression. Moreover, survivors can sustain head trauma more often than football players, but they are rarely diagnosed.

As New Destiny continues to house more individuals and families impacted by domestic violence, we have become acutely aware of the growing need for dedicated mental health support. This is why we created a stand-alone Mental Health Services department in 2024.

Our Mental Health Services team provides individual and family counseling, with referrals for long-term mental healthcare to trusted partners, like University Settlement. The department also hosts trauma-informed trainings for New Destiny's frontline staff.

In 2024, the Mental Health Services team served 134 survivors and their children.

Building Updates



Highgarden Tower

Opened in 2024, Highgarden Tower is the first supportive housing residence for survivors of domestic violence in New Rochelle and New Destiny first development outside of New York City.

Built in partnership with Georgica Green Ventures, LLC, and in collaboration with RXR, the master developer of Downtown New Rochelle, Highgarden includes 219 affordable homes, with 77 designated for homeless domestic violence survivors from Westchester County. New Destiny's Family Support Program will provide on-site case management, financial coaching, therapeutic activities, and supportive resources, which are funded by the Empire State Supportive Housing Initiative through the NYS Office of Temporary and Disability Assistance.



Lily House

In FY24, New Destiny continued renovation at Lily House, a former domestic violence shelter we built in 2005. Our partner, Safe Horizon, leased and operated the shelter for more than 15 years, providing temporary respite and caring services to 27 survivors and their families. Once completed, Lily House will re-open as supportive housing, with 30 permanent and affordable apartments for survivors.





Addressing Food Insecurity with EatWell

In FY 2024, New Destiny partnered with EatWell, a social impact startup that designs plant-forward and nutrient dense meal kits and recipes, to alleviate both food insecurity and nutrition deficiency among survivors of domestic violence.

The partnership began with an 8-week pilot program at Raven Hall, one of our supportive housing sites in Brooklyn, where nearly 1 in 3 households experience food insecurity. To celebrate the program, tenants participated in a delicious cookoff competition.

Given the success of the pilot, New Destiny expanded the partnership to Housing Access and Stability Services clients as a citywide initiative.



FY 2024 Advocacy Wins

After years of tireless advocacy, the city heeded the call of New Destiny by allowing survivors to live in New York City supportive housing and expanding their access to city-funded affordable apartments.

In April of 2024, New Destiny stood next to the New York City Mayor Eric inside city hall for the special announcement of these two major commitments, as well as the creation of a new pilot:

- 1. Providing access to city-funded affordable housing** – The city will allow survivors in domestic violence shelter access to NYC Department of Housing Preservation and Development-funded affordable apartments that are set aside for homeless New Yorkers. This change enables New Destiny, already an Our Space pre-approved provider, and other domestic violence organizations, the ability to refer survivors to these apartments and provide light-touch services to ensure their long-term stability.
- 2. Opening city-funded supportive housing** – The city will include domestic violence survivors as an eligible population for New York City 15/15, the latest city-funded supportive housing program. This means that supportive housing developers, like New Destiny, will be able to build more homes for domestic violence survivors.
- 3. The launch of Project Home** – This pilot program will connect 100 domestic violence survivors in Department of Homeless Services shelters with New Destiny housing navigators to help them find safe, permanent homes. Survivor participants will be paired with resource coordinators to ensure they can access all the aftercare services they need to remain stably housed.

Survivors in Action

In June, we celebrated the 12 survivors in New Destiny's inaugural speakers' bureaus: Survivor Voices Project and *Voces de Cambio*, for completing their one-year training program. Participants took part in a series of workshops to hone their public speaking abilities and learn how to engage with reporters to share their personal stories and drive positive change.



2nd Annual Symposium

Since 2022, New Destiny has organized annual symposia to showcase best practices and innovative new models to house and service domestic violence survivors. Our 2nd Symposium took place in October 2023 at Baruch College and featured leading state and local policymakers, nonprofit leaders, philanthropic partners, and survivors in constructive discussions.





Annual Cocktail Benefit, Celebrating 30 years of New Destiny

On May 14, 2024, we were delighted to host our Annual Cocktail Benefit at the Museum of the City of New York. This special event brought together friends of New Destiny, survivors, and government officials to commemorate our achievements in 2024 and three decades of creating new homes for individuals and families impacted by domestic violence.

U.S. Senate Minority Leader, Senator Chuck Schumer, congratulated New Destiny and welcomed attendees in a special video message. We were proud to honor our Government Partners of the Year: Acting Commissioner Barbara C. Guinn and Deputy Commissioner Richard Umholtz, New York State Office of Temporary and Disability Assistance, and our Partner of the Year, Baaba K. Halm, Vice President & New York Market Leader, Enterprise Community Partners.

The night was emceed by seven-time Emmy Award-winning PIX11 News investigative reporter, Monica Morales, and featured Alysia, 2024 New Destiny Resilience Awardee.



Expanding our Presence

We are thrilled to be able to create more opportunities to increase New Destiny's visibility, while raising additional funding. In FY 2024, New Destiny was invited to participate in the New York City Winter Walk as a partner organization and was selected as an official Charity Partner for the world-renowned 2024 TCS New York City Marathon taking place in November.



”

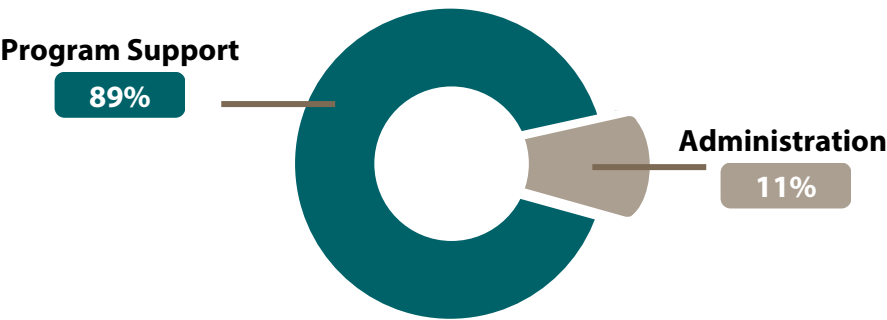
Your kindness, dedication, and unwavering support mean the world to me. Knowing that you genuinely care about our comfort and well-being fills my heart with gratitude. You have given us more than just furniture—you have given us a sense of stability, warmth, and hope.

- Kerrian, Housing Access and Stability Services Client



Revenue and Expenses

New Destiny’s operating budget has more than tripled in the past four years. In 2024, 89% of the revenue was spent on programs and 11% on fundraising and general expenses/management costs. Unrestricted donations allow us to stabilize during this period of extraordinary growth.



| | |
|-------------------------------|--------------|
| Total Expenses | \$10,732,000 |
| Social Services | \$8,862,000 |
| Management & General Expenses | \$1,033,000 |
| Housing | \$640,000 |
| Fundraising costs | \$197,000 |
| Total Revenue | \$10,790,000 |

FY 2024 Supporters

\$50,000 and above

- Capital One
- Deutsche Bank
- Durst Family Foundation
- Enterprise Community Partners
- NYC Fund to End Youth & Family Homelessness
- The Leona M. and Harry B. Helmsley Charitable Trust
- RXR Master Developer at New Rochelle LLC
- Trinity Church Wall Street

\$10,000 - \$49,999

- Bank of India
- Cathay Bank Foundation
- Chicago Title Insurance Company
- Credit Builder’s Alliance
- Benjamin Israel
- Estate of Charles McLean
- Rachel E. Miller
- ORIX Corporation USA
- State Bank of India

- The New Yankee Stadium Community Benefits Fund, Inc.
- The Sunshine Foundation
- Webster Bank

\$5,000 to \$9,999

- Antenna Group
- Apple Bank
- Bank of America
- Bank of Baroda
- The Bonnie Cashin Fund
- Elaine Calos
- Nicole Firment
- Jessie M. Gabriel
- The Hyde and Watson Foundation
- Chaewon Lee
- Glenwood Management Corp.
- The Henry Foundation
- Jerome Chazen Fund to Address Domestic Violence
- TD Bank

\$2,500 to \$4,999

- Lane N. Addonizio

- AvalonBay Communities, Inc.
- Peter and Marilyn Biggins
- Bronx Pro Group
- Vaughn Burke Le Duc Safarov
- Community Preservation Corporation
- EQ Architecture and Design
- The Fleisher-Bierstein Charitable Fund
- Erin Galligan
- Hirschen Singer & Epstein
- Magnusson Architecture and Planning, PC
- Marjorie A. McAndrews
- NYC Housing Development Corporation
- Opus Risk Inc.
- Penta Restoration Corp
- Pinnacle City Living
- PFK O’Connor Davies LLP
- Blanca Ramirez
- Richman Housing Resources LLC
- Ridgewood Savings Bank
- Paula Sarro
- Lawrence Stein
- The Durst Organization
- The Gussack-Stein Charitable Fund
- Holly B. Wallace & Edwin M. Baum

FY 2024 Supporters Continued

\$1,000 to \$2,499

Apollo Global Management Matching Gifts
Douglas Apple
Bright Power Inc.
Nadia Burgard and Cliff Fonstein
Bernice Burke
Marcia and Noel Caban Charitable Giving Fund
Theresa A. Cerezola
Comunilife, Inc.
Amelia A. Cottrell
Jessica Cruse
CSH
Douglaston Development, LLC
Ben Ensminger-Law
Forsyth Street Advisors, LLC
Suzanne and Ross Geoghegan
Susan Gibson
Group Gordon
Heffernan Foundation
Hudson Housing Capital LLC
Jessica Katz and Moshe McKie-Krisberg
Khusain Burke le Duc Safarov
Lettire Construction Corporation
Jill Markowitz
Mega Contracting Group, LLC
Michael Borruto General Contractor, Inc.
Melody Olivera
Olmstead Properties Inc.
Orit and Tazi Oppenheimer
The Moszkowski Pinnavaia Charitable Fund
Reichenberg Giving Fund
The Polan-Roistacher Charitable Fund
Becky Steephenson and Rob Myers
Strada Ventures LLC
Jennifer Thompson
Craig Tooman
Hadrian and Elizabeth Tucker
Type A Projects
William and Joan Strawder Webster
Nadia Zilkha

\$500 to \$999

Geraldine Basile
Benchmark Title Agency, LLC
Maureen Judge Branca
Nicole Branca and Ernest Ialongo
Brown Giving Fund
Eve Cagan and Robert Pirani
Charles Newman Co., A Hilb Group Company

Jo Ellen Cooper
Carol Corden and Robert Lake
COR-SRVS Inc.
James Fostin Cotchen
Curtis + Ginsberg Architects LLP
Gina B. Doynow
Amy Draemel and Benjamin Barry
Rebecca Eddy and Paul Feuerstein
Joanne Eisenberg
Webster Bank
Chris Fulton
The Scott M Gabriel Memorial Fund
Gelfand Generations, Inc.
Francis J. Greenburger
Susan Herman and Jeremy Travis
Whitney Hood
Ted Houghton
Michael Jahnke
Ellen Kackmann
Brian E. Keating
Judith A. Kleiner
Nora E. Levinson
Hannah Pardue
Fish Plate Development LLC
Mary Herrmann Puris
Haley Rockwell
Ruth Samuel and Peter Turkl
Daniel Sblendorio
The Sopris Fund
Fordham United Student Government
Committee on Sexual Misconduct
Claudia and Christopher J. Van Wyk
Ariel Zurofsky

\$150 to \$499

ANHD
Anonymous
Lynn Appelbaum
Richard Barth and Irene Barth-Fanos
Lydia and Joseph Bartolomeo
Lara Bell
Yvonne Bogle
Cara Boyle and Craig Mende
Claudine Brown Esq.
Ellen Chesler
Shari Cineas
Alan and Iris Cohen
Jayme Day
Laura Dukess and Roger Schwed
Ingrid Ellen
Harold and Sandra Epstein
Neal Evans
Donald J. Galligan

Joan F. and Frank I. Goodman
Ellen Goosenberg
David Gould
Nicky Grist and Doyle Warren
Holly Hartstone
Dominique M. Jean-Louis
Michael and Laura Kaiser
Joanne and Peter Kelvin
Caroline Kichler
Susan Leicher and Anthony Robins
Amy Lenclos
Wren Longno
Nicholas Lundgren
Molly M Mattimore
Craig and Carola McAndrews
Seth and Anna McDonagh
Rachel Meltzer
Claude Meyers
David Morel-Jean
Katherine Pelton
Ellen Rautenberg
Linda Rodd
Ted Rosen
Satovsky Asset Management Charitable Gift Trust
Keisha Shay
Abby Sigal
Ellen Sorrin and David York
Ardelle Stoute
Eric Thompson
Jean H. Vanderbilt
Suzanne Wagner
Lawrence Wallick & Carolyn Horn
Alexandra Warren
Jon Watson
Scott and Sandra Weingarten
Weinreb Goodman Fund
Donna M. Zavattieri

Government Funders

NYC Council Member Hanks
NYC Council Member Mealy
NYC Council Member Sanchez
NYC Council DoVE Initiative
NYC Department of Housing
Preservation and Development
NYC Mayor's Office to End Domestic and
Gender-Based Violence
NYS Office of Temporary and Disability
Assistance
U.S. Department of Housing and Urban
Development



new destiny
housing



www.newdestinyhousing.org
646.472.0262

12 West 37th Street, 7th Floor, New York, NY 10018