

THE VILLAGER

 FALL 2025



This place is everything that they said it was supposed to be and more. It is home, it is community, it is life.

— Angela Pickering

Resident at Warren Village Alameda
See story on Pg. 2

Growing Stronger Together Amidst Change

A LETTER FROM OUR PRESIDENT & CEO

Dear Friends of Warren Village,

As the leaves turn and autumn settles in, I am reminded that change is both inevitable and powerful. At Warren Village, we have experienced a season of remarkable growth and transformation.

With the opening of our new Alameda campus, we reached a significant milestone that reflects years of vision, collaboration, and perseverance. Now fully occupied, this vibrant new community is already making a profound difference for families like Angela and her daughter, Rayne, who found safety, stability, and hope within a new home. This achievement is a testament to what we can accomplish when we come together as partners, donors, and volunteers united in a shared mission.

We also know that housing alone isn't enough. Many of the families we serve are deeply affected by shifts in public policy, from changes to housing vouchers and Medicaid to programs like SNAP and the Child Care Assistance Program. To meet these challenges, our Board's Public Policy Subcommittee is working closely with community leaders and residents to advocate for the resources and systems our families need to thrive. **This work ensures that Warren Village has a voice at the table and that our residents' stories are heard where decisions are made.**

As we look ahead to Colorado Gives Day and the holiday season, I invite you to reflect on the power of community. Every gift, every hour of volunteer service, every partnership matters. You are a vital part of the Warren Village family, and your generosity continues to change lives.

Thank you for walking alongside us during this season of change. With your support, Warren Village will not just endure the challenges ahead—we will grow stronger, together.

With gratitude,



ETHAN HEMMING

PRESIDENT & CEO, WARREN VILLAGE

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Warren Village

Warren Village Resident Angela Pickering on Finding Home and Community at Alameda



Angela Pickering moved to Warren Village at Alameda about six months ago with her 5-year-old daughter Rayne. An avid reader, writer, gamer and baker, she's currently pursuing her degree to become a youth probation officer. "This place is everything that they said it was supposed to be and more," she says about Warren Village at Alameda. "It is home, it is community, it is life."

WHAT BROUGHT YOU TO WARREN VILLAGE AT ALAMEDA?

I moved from Texas to get away from an abusive situation that had my life and my kids' lives in chaos (Angela also has a young son in Texas). I had no job, no money, nothing.

I ended up at a motel run by the Colorado Coalition for the Homeless. Toward the end of my stay there, they mentioned a new place was going up and put us on the list.

We didn't really know what Warren Village was—it was still being constructed when we were told about it.

WHAT WAS MOVING IN LIKE?

It was a whirlwind. But the moment I walked into this apartment, it already had a homey feel to it. My daughter was absolutely thrilled. She had her own room and didn't have to sleep with mom anymore.

HOW DID YOUR DAILY LIFE CHANGE ONCE YOU ARRIVED?

For the first few days, we were overwhelmed and stuck to ourselves, just glad to have a place where we could finally breathe.

A lot of people talk about the difference between living and surviving. When I say breathe, I mean I wasn't worried about losing the roof over my head or not having food in my daughter's stomach. I could sit back and take a breath instead of just go, go, go, go, go.

HOW HAS RAYNE ADAPTED TO LIFE AT ALAMEDA?

She absolutely loves it. She started in pre-K at the Early Learning Center and now she's in kindergarten in the big kids section. Before school started, she would wake up early—something my daughter never did—and get herself dressed, coming to wake me up at ungodly hours

No matter how dark or bleak the situation seems, or how alone you feel, there are always people with their hands outstretched.

— Angela Pickering
Resident at Warren Village Alameda

asking, "Can I go? Is it daycare today?" She comes home telling me about the staff and how fun it is. All the staff know her by name, and they know me by name too. It's very different from other daycares where they rarely take the time to get to know your name as well as your child's.

WHAT DOES COMMUNITY MEAN TO YOU AT WARREN VILLAGE?

This place truly is a community. I couldn't afford my daughter's birthday, and they bought her presents and cake. Kids from around here all came to her party because she had nobody else to invite. The staff are always engaging and fun to talk to. When I need adult interaction, I'll go downstairs and chat with the front desk staff. Every day is a welcoming, inviting, loving community atmosphere.

WHAT WOULD YOU TELL OTHER SINGLE PARENTS WHO WERE IN YOUR POSITION?

No matter how dark or bleak the situation seems, or how alone you feel, there are always people with their hands outstretched. It just takes that moment of vulnerability to accept help. There's never-ending support and hands that want to push you forward.

WHAT ARE YOUR GOALS FOR THE FUTURE?

I was a ward of the state until I turned 18, in foster care and residential treatment facilities. My experience was not very pleasant. I want to be a youth probation officer because I've been there, done that, and I feel I can actually connect with these kids. I want to help them find a path that's not completely isolated and dark.

Shoe Drive Leaves Young Learners with Happy Feet

Warren Village Early Learning Center is so grateful to board member Sarah Bracken, her family, and the surrounding community. They graciously offered their time and effort putting together this year's shoe drive on September 12.

87 Pairs of shoes were donated at our Gilpin campus

32 Pairs of shoes were donated at our Alameda campus

This generosity reminds our families that they have support and are valued by a community that believes in them.



Community Property Manager Dez Duran on Alameda's First Year

When Deseree “Dez” Duran calls families to tell them they’ve been selected for housing at Warren Village at Alameda, the response is pretty much always the same: pure joy.

“Folks are super excited,” says Dez, Community Property Manager at Rocky Mountain Communities, which manages Warren Village’s newest property. “They say, ‘I’ve been waiting to get in there. I was hoping to hear from you soon.’ A lot of times they’re desperately in need—they’re homeless, staying with friends, or in shelters.”

For Dez, witnessing these families find hope and stability feels especially meaningful because she faced similar struggles.

A PERSONAL CONNECTION

“I can relate to my residents because I was once in the same position,” Dez reflects. “I was a single mom receiving benefits and needing support.”

As an 18-year-old single mom, Dez lived in Section 8 housing -- in, of all places, a Rocky Mountain Communities property called Town View Annex.

“That’s what I enjoy about my work—seeing folks get services and resources to help them become self-sufficient.”

Her experience shapes how Dez approaches her role managing Alameda, which she joined in summer 2024. She focuses on building relationships with residents from day one, showing care and personality.

BUILDING COMMUNITY AT ALAMEDA

A strong sense of community is quickly emerging at Alameda, Dez says. “In all my years of property management, you sometimes see residents socializing with neighbors, but here it’s different,” she explains. In the morning, “Folks are getting ready for work or taking children to the Early Learning Center. In the afternoon, they’re all sitting outside together.” The families gather in the front courtyard of the North Building, around tables with umbrellas. Kids



throw balls and play together in the grassy area nearby, she says.

Community events have strengthened these bonds: families painted decorative door mats for their apartments, enjoyed barbecues, and celebrated back-to-school haircuts for children.

THE IMPACT OF SUPPORT SERVICES

Working alongside Warren Village’s Family Navigators has transformed Dez’s role, she says. Instead of handling all resident needs alone, she now has partners in providing essential supports. Family Navigators offer personalized assistance to residents, providing help with resource navigation, goal setting, community building, and much more.

“I’ve seen residents who are stressed and having a bad day meet with their case manager, shut the door, let it all out, and leave in a happier tone.”

Recently, a single mother of three daughters stopped by Dez’s office just to share her gratitude. “She told me she felt safe and secure, that this was the first time she’d ever had her own place. She was so ecstatic to have her own space and not have to share or be in a shelter.”

For Dez, these moments validate the mission. “These are opportunities we can give others to change their lives—just like I was given that opportunity. Look at me now.”

Staying Ahead: Warren Village's Policy Subcommittee Navigates Uncertain Times

Public policy impacts all of us – from the taxes you pay to the roads you drive and the services you receive. Warren Village families are uniquely affected, too.

To effectively respond, we need a dedicated team effort. That way, we can support residents and staff when changes happen, and to make our voices heard through educating leaders in our state and country.

Brandon Bishop, Warren Village's Advocacy and Strategy Manager, leads the organization's policy work, bringing over 10 years of experience working in this area. He is supported by CEO Ethan Hemming and board member Marcus Divita.

To respond to this unique political moment, the Warren Village Board of Directors created the Public Policy Subcommittee. We rely on them to keep their ear to the ground and to communicate our needs to community leaders.

Volunteers from national organizations also help Warren Village stay informed. Meanwhile, staff are connecting with state and local agencies to learn more about changes and communicating them to residents.

WHAT POLICY CHANGES ARE HAPPENING?

Colorado Childcare Assistance Program (CCAP): Due to a federal government rule change and local factors, Colorado has enacted a freeze on new parents being able to access CCAP. This means that new residents at Warren Village cannot access the funds to enroll their children in the early learning centers.

SNAP & Medicaid: Over the next couple years, eligibility requirements and rule changes will mean that some Warren Village families (adult and child) will lose access to SNAP and Medicaid – meaning a lack of affordable food and health insurance.

PELL Grants: Starting in 2026, residents will be able to utilize Pell Grants to cover short-term job training programs – meaning residents can utilize federal student financial aid to enter job training programs and increase their incomes.

At a Glance: How policy affects our residents

Housing vouchers (HUD and HOST) ensure residents have a place to live

Federal and state programs like the Child Care Assistance Program, Head Start, and USDA food programs ensure children in the Early Learning Centers can learn and grow

Tax credits helped us build our newest location

Social service programs like SNAP, Medicaid, and TANF stabilize residents' lives

Volunteer Spotlight: Kim Jacques, Early Learning Center



Kim Jacques volunteers with Warren Village through the Early Childhood Service Corps. Preparing for retirement after years in the legal and nonprofit world, she discovered the ECSC. Kim completed their training program, earning her early childhood credential while interning at Warren Village. She talks about how she got involved and why she loves working with Warren Village kids.

WHAT DREW YOU TO VOLUNTEER WITH AN ELC PROGRAM?

I have two adult kids. When my children were little, I worked a lot in their preschool classrooms. I always enjoyed it and have always had a passion for child development and working with young children.

HOW DID YOU DISCOVER THE EARLY CHILDHOOD SERVICE CORPS PROGRAM?

My daughter heard an ad on Colorado Public Radio about the ECSC. They provided free training for people like me who wanted to start a second career. Everyone in my training cohort was my age or older, and we all had the same hope to end up working in a preschool classroom. The training program paid for my early childhood credential.

WHAT DREW YOU TO WARREN VILLAGE?

Throughout my professional life, I have only worked for the vulnerable and the underserved. I could have worked at any of the hundreds of partner preschools in the metro area, but it feels more important to me to volunteer my time at a place where the children are underserved.

WHAT DO YOU ENJOY MOST ABOUT VOLUNTEERING HERE?

It's so different from the life and job I've had all these years, but I love every minute of it. It's probably the most rewarding volunteer opportunity I've had. The kids are a hoot, and like all preschoolers everywhere, I'm sure their parents would be shocked to hear the things they share at school!

Beyond the Checkbook: Other Ways to Help Warren Village As We Approach Colorado Gives Day

Every act of generosity to Warren Village empowers safe & affordable housing, economic mobility, and lasting stability for the families we serve.

Check out some of the different ways that you can have an impact on Warren Village families below:

Subscription

By joining our Summit Monthly Giving Program, you'll provide steady, reliable funding that sustains life-changing programs for single-parent families. As a Summit Member, your ongoing support ensures residents' needs are met today and in the future, so they can move toward stability and success.

Kroger's Community Rewards Program

Through this program, you can link your King Soopers Card to Warren Village. A percentage of your everyday purchases will be donated back to us at no cost to you. To enroll, simply sign in to your digital account, navigate to "Community Rewards Program" (located at the bottom of the website), search for Warren Village (or use our organization number #AE564), and select us as your charity of choice. Every time you shop with your card, you'll help support families on their path to independence.

Planned Giving

Planned giving allows you to support Warren Village in a meaningful way through a gift in your will, trust, or estate plan, while also providing financial benefits for you and your loved ones. The Legacy Society honors individuals and families who have named Warren Village as a beneficiary, helping ensure our vital work continues for generations to come. We invite you to join and make your legacy part of our community's future.

Vehicle Donations

Have a car you no longer need? Through our partnership with Vehicles for Charity, you can donate your vehicle, enjoy free pickup, and receive a tax deduction. Simply select Warren Village on their online donation form.

Food Fundraising / Gift-In-Kind

We are always in need of non-perishable food, toiletries and baby items for our food pantries. Interested? Navigate to our website under the "Ways to Give" tab.

Employee Giving

Many employers make it easy to give back by allowing pre-tax payroll deductions directly to Warren Village. Even better, many companies match these donations, multiplying your impact at no extra cost to you.

Community Fundraisers

Want to do even more for Warren Village? Our easy-to-use toolkit gives you everything you need to spread the word, raise awareness, and inspire donations. Together, our impact grows stronger.



Scan to access our
Fundraising toolkit

Donor Spotlight: Kimberly and Monty Langston



Despite living on the other side of Colorado, Kimberly and Monty Langston feel a strong connection to Warren Village. We sat down with them to discuss their background and what motivates their giving.

HOW DID YOU FIRST DISCOVER WARREN VILLAGE?

MONTY: We looked at several organizations when planning our giving, but Warren Village stood out because of your ability to truly empower people. What impressed us most was how you tailor services to each family's needs while providing those essential foundations: housing, safety, mental health care, and childcare. Reading the success stories in your newsletters about people earning degrees and giving back to their communities—that's incredibly heartwarming.

WHY DO YOU FEEL CONNECTED TO WARREN VILLAGE'S MISSION?

KIMBERLY: I was born in Detroit and raised by a single mom, so I understand

firsthand how challenging that can be. I've always believed in hard work and the American Dream, but I've learned there's also a lot of luck involved. Many hardworking people don't get the breaks or opportunities my husband and I did—they don't have a relative to give them a loan or access to education. Single mothers especially need wraparound services, not just temporary help. How can a single mom get a great job or go to school without reliable childcare?

MONTY: As a firefighter with the West Metro Fire District in Lakewood for 15 years, I worked daily with people who were just one eviction, injury, or flat tire away from not making ends meet. I'd see the same individuals repeatedly, often single mothers facing incredibly unfair social situations. Through that experience, I witnessed how transformative it could be when someone found the right support system to break that generational cycle of poverty.

YOU LIVE IN GRAND JUNCTION NOW BUT CONTINUE SUPPORTING WARREN VILLAGE IN DENVER. WHY?

KIMBERLY: When we plan our giving each year, we think about impact. We continue our commitment because Warren

Village creates a legacy of changing generations and improving society that goes far beyond a momentary donation.

MONTY: Having grown up on the Front Range and worked as a first responder there, that connection remains near and dear to me. The need doesn't disappear just because we moved. With Denver's skyrocketing cost of living, the need has only grown.

WHAT WOULD YOU TELL SOMEONE CONSIDERING THEIR FIRST DONATION TO WARREN VILLAGE?

KIMBERLY: I'd highlight the organization's humility and compassion. I continue to be so impressed with Warren Village's values that are transparent and unique, such as your commitment to repair and constant growth. The warm, respectful way you treat people makes a huge difference when they're rebuilding their lives.

MONTY: In a word: integrity. Warren Village does exactly what they advertise, which isn't always the case with nonprofits. Your investor relations are exceptional—the personal calls, handwritten notes, quality newsletters. You let the results speak for themselves.

ALL IN FOR A CAUSE A Black-Tie Charity Casino Gala

Join us for a black-tie evening benefiting Warren Village, hosted by Earth Saving Solutions. Enjoy casino games, live entertainment, keynote speakers, and exclusive auction items.

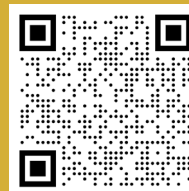
Thanks to Presenting Sponsor, the Association of Professional Ball Players of America, and Ball Arena's venue sponsorship, 100% of ticket proceeds support Warren Village families.



FRIDAY, NOVEMBER 14

5:30 PM - 11:30 PM

**BALL ARENA
1000 CHOPPER CIR**



DRESS TO IMPRESS, PLAY TO WIN, AND BID TO MAKE A DIFFERENCE!

Garden Party Highlights Resident Success Stories

What a lovely evening it was at our annual summer garden party! This year felt extra special as we reflected on the successful opening of our new Alameda campus—a dream made reality through your support.

The highlight was hearing from Ana, one of our amazing residents. “After becoming a mom, I never thought school was in my reach,” she reflected. But since joining Warren Village, Ana has worked toward her dream of becoming a veterinarian, earning a certificate, associate’s degree, and bachelor’s degree. She’s now fulfilling a promise made to her children years ago: purchasing their very first family home.

Huge thanks to Dr. Jody Mathie for opening her beautiful home to us once again, and to our dedicated board members and staff who make events like this possible. We cherish the chance to have deeper conversations with all of you. These moments of connection help fuel everything we do!

Photos by: Bernard Wooten



Left to right: Laura Dufresne; Councilwoman Flor Alvidrez; Development Director Michele Kilen; Alumnus and Speaker Ana Blair; CEO Ethan Hemming



Ana Blair, speaker



Left to right: Chelsea Carver, Mile High United Way; Jim Butler; Board Member Sharon Butler; Board Member Wade Treichler, Mile High United Way

Beyond the Village: Alumni Making Waves in the Community



RUBY JONES is a seasoned journalist, author, and CEO of Empower Media Exchange, which teaches digital media literacy. This summer, she became a Board Member for the Colorado Women’s Hall of Fame.



JAMI HELMIG heads to Johns Hopkins University this fall, joining its pharmacology and molecular sciences PhD program. Her goal: to become a professor and principal investigator, researching how drugs affect the brain.



JOHNITTA MEDINA continues to grow Momma Jah’s, a catering company offering quality plant-based soul food. On August 20, she provided delicious food to Warren Village’s Connections Breakfast event at Alameda.



Warren Village

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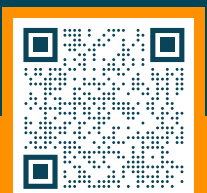
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Warren Village

When families thrive, communities flourish.

At Warren Village, parents build independence, children grow with confidence, and alumni give back. This Colorado Gives Day, your gift fuels housing, childcare, and career support that create lasting change.



[COLORADOGIVES.ORG/WARRENVILLAGE](https://coloradogives.org/warrenvillage)

warrenvillage.org (303) 320-5068