

Hildebrand

Family Self-Help Center, Inc.

FY25 Annual Report



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Image: Kelly Chan

A Message from Hildebrand's Leaders

As we face a growing housing shortage, soaring cost of living, and threats to the social safety net, Hildebrand has a resounding message for our community: **we've got your back.**

Hildebrand has called Cambridge home for nearly 40 years. In that time, we've grown to reach more than 300 families annually across Greater Boston. We provide over 130 units of shelter to families experiencing homelessness and 31 units of affordable housing. Last year, 102 families moved out of our shelter programs and into permanent homes—a Hildebrand record.

In times of crisis, Hildebrand steps up. Whether it's working with families to find permanent housing, access healthcare, navigate the education system, or remain stably housed, the Hildebrand team is there. We're supporting families in our community as they break the cycles of poverty and homelessness.

No matter the challenges thrown our way, Hildebrand remains firmly committed to our vision that every family has a home. Looking ahead, we're excited to launch our Economic Mobility Program, which will include financial education, matched savings, and social enterprise. We're increasing our support for kids and teens by expanding our youth development programming. And, we're redoubling our focus on housing affordability, stabilization, and prevention in order to address homelessness at its roots.

We couldn't do this work without your support. We're deeply grateful to our partners, supporters, volunteers, neighbors, and friends, who make our community stronger.

Thank you for joining us—we're glad you are here.

Sincerely,

Hadaryah Morgan
Chief Executive Officer

Jessica Howe
Chair, Board of Directors

Our Programs & Services

When each family arrives at Hildebrand, they find resources, services, and programming to support them throughout their journey to transition out of homelessness. Each family's situation is unique, and Hildebrand staff work together with every family to build on their strengths and leverage resources to find stability and a permanent home.



133
Emergency
Shelter Units

Emergency Shelter

Hildebrand operates 133 emergency shelter units across Boston and Cambridge, including congregate and co-shelter living programs as well as scattered-site apartments.



Image: PNW Prod/pexels

Supportive Services

Hildebrand provides culturally-responsive case management and supportive services in a variety of languages to all families in shelter. We work with each family to find, apply for, and move into safe, affordable permanent homes.



Youth Engagement

Hildebrand works with youth in shelter to access academic support, school-based resources, out-of-school enrichment, and summer programming.

Health Navigation

Hildebrand connects families with accessible, trauma-informed physical and mental health resources and care.

Economic Mobility

Hildebrand secured funding to develop and pilot an economic mobility program that will include matched savings and financial education for families who have recently moved out of shelter.

Immigration Support

Hildebrand connects families with English language classes, know-your-rights training, and immigration-related support.

Permanent Housing

Hildebrand owns 22 units of permanent housing across Boston and Cambridge and operates nine units of permanent supportive housing for families. The Permanent Supportive Housing Program offers families an affordable permanent home with on-site support.



Image: Comstock

31
Affordable
Housing Units

Stabilization Services

Hildebrand continues working with families for at least two years post-shelter to support families in remaining stably housed. Families work together with Stabilization Services Case Managers to increase economic mobility and work towards their goals.



95%
Families
stay securely
housed



Image: Jonathan Borba/pexels

Our Impact

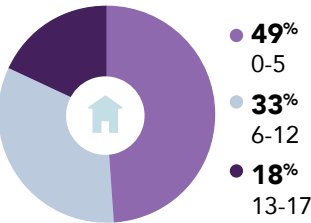
The impact of Hildebrand’s work is clear: Hildebrand’s programs, services, and support result in families moving out of homelessness and into safe, stable homes.

Across all programs in FY2025 Hildebrand reached:

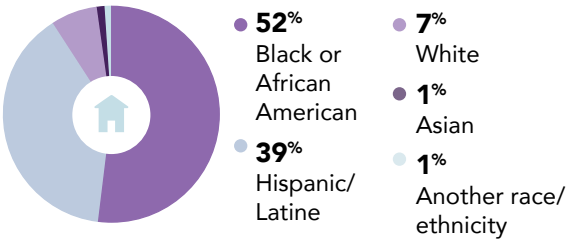


Image: Polina Tankilevitch/pexels

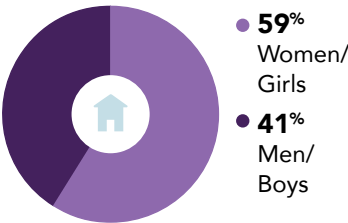
Ages of children



Race/Ethnicity



Gender



Of the families Hildebrand reached:

- 237 found shelter and supportive services through the Emergency Shelter Program
- 188 received post-shelter support through the Stabilization Services Program
- 32 housed in Hildebrand’s Permanent Housing or Permanent Supportive Housing
- 102 successfully moved out of homelessness and into safe, stable permanent housing
- 95% remained stably housed for at least 2 years post-shelter



Image: Shvetsa/pexels

Roselene’s Journey from Shelter to Home Ownership



Roselene entered Hildebrand’s emergency shelter program in 2015 with her two young children. Determined to reach her goals and find a permanent home for her family, Roselene worked closely with Hildebrand’s case management team on budgeting, increasing her savings, applying for a housing voucher, and searching for an apartment. She finally received a Section 8 voucher, and she used her voucher to move into one of Hildebrand’s permanent housing units in Boston.

While living in affordable permanent housing, Roselene continued working with Hildebrand’s stabilization services team to maintain her housing, increase her income, and grow her savings through a sou-sou, a community-based savings group. In September 2025, Roselene was able to reach her goal of purchasing her own home. After moving into her new home, Roselene shared that she was so happy because she’d worked so hard to reach this goal. When she visited Hildebrand’s office to return her apartment key, staff gathered together to congratulate Roselene and celebrate this outstanding accomplishment.

Our Past

Our Founding

1988

Hildebrand was founded as an outgrowth of a social action ministry of the St. Paul AME Church in Cambridge's Central Square. The church's parsonage was converted into a shelter for families experiencing homelessness, housing 14 families across two buildings.



Our Expansion

2013

Opened the Columbia House congregate shelter program.

2015

Opened the Morse House co-shelter program.

2016

Opened the Strathcona House congregate shelter program.

2020

Expanded the Stabilization Services Program to two years of post-shelter support.

2021

Purchased an 11-unit apartment building in Dorchester, doubling Hildebrand's permanent housing portfolio to 22 units.

2023

Opened 12 new shelter units at a congregate living program in Cambridge.

2024

Launched a Permanent Supportive Housing Program for nine families in Boston.

Our Future

What Lies Ahead

2026

Launching an Economic Mobility Program

Hildebrand will develop, pilot, and scale an economic mobility program for families in the Stabilization Services Program, which will include financial education, matched savings, and exploring models for revenue-generating social enterprise.



Increasing Permanent Housing

Hildebrand will grow its permanent housing portfolio, with a goal to double its affordable housing capacity within the next three years.



Growing Support for Youth

Hildebrand will expand youth development programming with a focus on college prep, educational enrichment, and the arts, led by a new Youth & Family Engagement Coordinator.



Our Supporters

Our work would not be possible without the support of our community. We are grateful to all of the donors, funders, and supporters who have partnered with Hildebrand to disrupt the cycle of family homelessness. The following supporters made a donation to during FY2025.

Foundations

Cambridge Community Foundation
Cummings Foundation
Ellis L. Phillips Foundation
Lincoln & Therese Filene Foundation
Saab Family Foundation
The Boston Foundation

Cambridge Savings Bank
Citizens Energy Shelter Winter Assistance Program
Eastern Bank Foundation
Hamilton Company Charitable Foundation
Hampton Inn
HarborOne Foundation
Loomis, Sayles & Company
M&T Charitable Foundation
Orna Therapeutics
Rockland Trust Charitable Foundation
Town Fair Tire Foundation



Corporations

Ameriprise Financial
Bombas Socks
Boston Scientific Foundation
Brookline Bank



Government

Emergency Solutions Grant, City of Cambridge
Massachusetts Executive Office of Housing and Livable Communities (EOHLC)
Mayor’s Office of Housing, City of Boston

Organizations

Beacon Hill Nursery School
Community Service Fund, MIT
Cradles to Crayons
Dignity Matters
East End House
Follen Church
Harvard Memorial Church

Office of Government and Community Relations, MIT
Second Chances
Spoonfuls
St. James Church
Trinity Parish of Newton Centre
United Way of Massachusetts Bay

Individuals

Alice Poltorick
Anonymous

Barbara Malec
Beverly Coles-Roby
Carol Copeland
Christopher Cook
Christopher Stephenson
Clifford and Kym A. Long
Dariela Villon-Maga
Daryl L. Mark
David Smith
Deborah Monosson
Dorothy Derick
Douglas Bosley
Elizabeth Harrison Lepera
Ellen Semonoff
Emily Kanter
Francisco Tolentino
Glenda Allsopp
Glenn and Lorraine Screen
Harika Diaz
Jamyl Walker
Jeffrey Bieniek
Jessica Howe
Jingzhou Meng



John Alam and Sylvie Gregoire
John Melaugh
John Murphy
Jorge Colón
Joshua Pinnolis
Joshua Weigner
Justin Teman
Karen and Mart Ojamaa
Kelly Blackburn
Kelly Dishner
Kirk Fackre
Larry Ellenberg
Mark Muskievicz
Martha Hatch Bancroft
Mary Rita Weschler
Matthew Shulman
Michael Hadley
Michael Hughes
Michael Plourde
Michael Wilkins
Michelle Meiser
Miriam Huntley
Niki Dangirwa-Vundla

Paul Lee
Rev. Dr. Ellis I. Washington
Richard and Judy J. Cohen
Richard Raczkowski
Robin MacDonald
Ruby Pontbriand
Sam Bagnall
Samir Kendale
Sarah Holmes
Sepehr Salimi
Shaelyn Fitzgerald

Shiela Y. Moore
Taylor Frizzell-Colomey
Tom Perkins
Tom Sheehan
Trish Leavitt
Valeria Pasquandrea
Vandana Patel
Victoria Archabal
Vivien Morris
Wendell Joseph
Xiumei Huang



Photos from Brews & Blues, October 29, 2025
Images: Kelly Chan



Community Partners

Hildebrand has an expansive network of partners across many sectors working together to support families as they transition out of homelessness.



- Birthday Wishes

Boston College School of Social Work

Boston Continuum of Care, Mayor’s Office of Housing

Boston Health Care for the Homeless

Boston Housing Authority

Boston Medical Center

Boston Public Schools

Boston University School of Social Work

Cambridge Agenda for Children

Cambridge Chamber of Commerce

Cambridge Community Learning Center

Cambridge Continuum of Care

Cambridge Health Alliance

Cambridge Housing Authority

Cambridge Multi-Service Center

Cambridge Nonprofit Coalition

Cambridge Public Library

Cambridge Public Schools

Camp Harbor View

Central Square Business Improvement District

Citizens’ Housing & Planning Association (CHAPA)

Codman Square Health Center

Colgate University

Community Art Center

Cradles to Crayons

Diaper Circle

Dignity Matters

East Boston Family Engagement Network

East End House
- English for New Bostonians

Everett Public Schools

FamilyAid/CHIME Mapping Project

Families First

FindIt Cambridge

Furnishing Hope

HomeStart

Horizons for Homeless Children

Immigrant Family Services Institute (IFSI)

Jewish Vocational Services (JVS)

Lesley University

Maria L. Baldwin Community Center

Massachusetts Coalition for the Homeless

Massachusetts Department of Children and Families (DCF)

Massachusetts Office for Refugees and Immigrants (ORI)

Metro Housing Boston

MIRA Coalition

MIT

NeighborHealth

Northeastern University

Our Place, Salvation Army Day Care Center

Phillips Brooks House Association

Providers’ Council

Riverside Community Care

Second Chances

Shelter Music Boston

Spoonfuls

Suffolk University

The Dimock Center

Tufts University

United Way of Massachusetts Bay

YMCA of Greater Boston

Financials

Statements of Activities

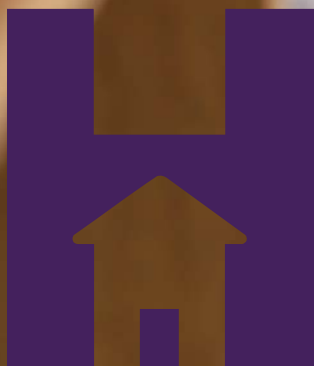
Revenue and Support	2025	2024
Program Fees	\$ 11,923,525	\$ 11,111,929
Grants	\$ 756,766	\$ 176,874
Contributions	\$ 91,299	\$ 56,103
Investment Income	\$ 83,225	\$ 85,278
Other Income	\$ 738	\$ 220,909
TOTAL REVENUE	\$ 12,855,553	\$ 11,651,093
Expenses		
Housing & Supportive Services	\$ 10,225,149	\$ 9,424,495
General & Admin Support	\$ 1,966,713	\$ 1,632,710
Fundraising	\$ 206,100	\$ 227,127
TOTAL EXPENSES	\$ 12,397,962	\$ 9,297,085

Statements of Financial Positions

Assets	2025	2024
Current Assets	\$ 5,607,849	\$ 5,238,515
Property & Equipment	\$ 3,984,279	\$ 3,967,706
Other	\$ 798,867	\$ 905,670
TOTAL ASSETS	\$ 10,390,995	\$ 10,111,891
Liabilities		
Current Liabilities	\$ 1,322,855	\$ 1,054,178
Long-Term Liabilities	\$ 3,975,274	\$ 4,422,438
TOTAL LIABILITIES	\$ 5,298,129	\$ 5,476,616
Net Assets		
Unrestricted	\$ 4,957,458	\$ 4,537,161
Temporarily Restricted	\$ 135,408	\$ 98,114
TOTAL NET ASSETS	\$ 5,092,866	\$ 4,635,275
TOTAL LIABILITIES & NET ASSETS	\$ 10,390,995	\$ 10,111,891



Image: FamilyFirst/StockSnap



Our Mission

Hildebrand's mission is to transition families out of homelessness to safe, affordable, permanent housing while working to disrupt systems that lead to poverty and homelessness.

Our Vision

Every family has a home.

Board of Directors

Jessica Howe, Chair
Michelle Meiser, Vice Chair
Sarah A. Holmes, Treasurer
Rev. Dr. Ellis I. Washington, Clerk
Beverly Coles-Roby
Jorge Colón
Dariela Villon-Maga

Executive Team

Hadaryah T. Morgan, Esq.
Chief Executive Officer




Schebania Cherilus
Chief Operating Officer

Gregg Ellenber
Chief Program Officer

Hildebrand

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 [hildebrandselfhelp](https://www.facebook.com/hildebrandselfhelp)
 [hildebrandselfhelp](https://www.instagram.com/hildebrandselfhelp)