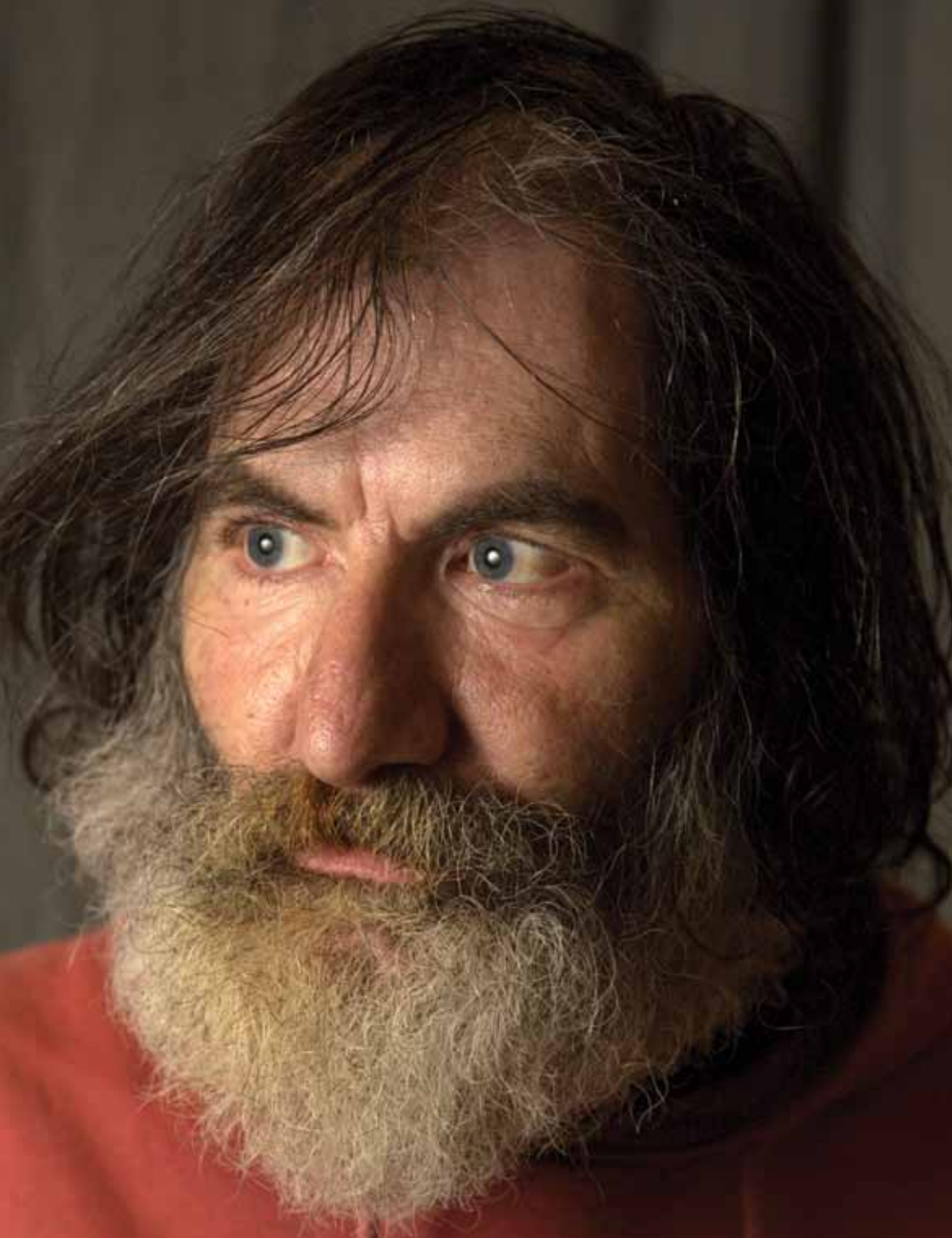


DESC
opening doors to end homelessness

2010 REPORT TO THE COMMUNITY



Our Mission

DESC works to end the homelessness of vulnerable people, particularly those living with serious mental or addictive illnesses.

Through partnerships and an integrated array of comprehensive services, treatment and housing, we give people the opportunity to reach their highest potential. At DESC, uncommon efforts produce uncommon results that eliminate homelessness, one person at a time.

Dear Friends,

As I review our work throughout 2010, I am struck by the extraordinary partnerships that exist between DESC and the people who live and work in this community. Men and women from both the public and private sector have come together to embrace our mission and realize an extraordinary vision -- to end chronic homelessness. To that end, there are a few landmark achievements in 2010 that merit comment.

DESC's Vulnerability Assessment Tool (VAT) for determining eligibility and allocating services and housing for homeless adults received high praise from The Washington Institute for Mental Health Research at the University of Washington, following months of rigorous analysis and testing. This tool, which focuses on several factors of client vulnerability, helps organizations and communities ensure shelter beds and supportive housing units are reserved first for the homeless people with the greatest needs. The VAT has garnered much national interest, and is being used successfully amongst Washington providers in King, Whatcom and Clallam Counties, as well as in Portland, Austin and Phoenix.

In August 2010, we opened the doors to our 8th supportive housing site, Canaday House, located in the Cascade neighborhood. This facility is another example of DESC's innovative and highly effective model of affordable housing where 83 people with long histories of homelessness, mental illness, and drug or alcohol addiction now reside in their own studio apartments with staff on-site 24 hours a day to support them. Canaday House was the first housing site to utilize the revised Vulnerability Assessment Tool as a means to prioritize residents based on high utilization and vulnerability.

Through patience and perseverance, we were also able to secure a long sought after property on Aurora Avenue North for our 9th housing facil-

ity, which will break ground fall 2011. This site will continue our movement into residential communities where our clients thrive by acclimating into the neighborhood environment.

In October 2010, DESC was selected by the Seattle Police Department to join them in launching the Crisis Intervention Response Team/Mental Health Partnership project. This two year pilot project places a DESC mental health professional on the streets with the SPD's Crisis Intervention Team, providing mental health assessments and referrals on site.

And finally, DESC was awarded a contract to develop and manage the new Crisis Solutions Center to begin late in 2011. This diversion program will give first responders a therapeutic alternative to emergency rooms or jail when confronted with a person in behavioral health crisis. Operating 24 hours a day, 7 days a week, this program consists of three components: a crisis diversion facility which will provide beds for short-term stabilization; a clinical program of interim services for those in crisis; and a mobile crisis team consisting of mental health professionals who can reach out into the community and respond to crisis calls.

All of these achievements have been a group effort. DESC is a partnership involving the city of Seattle, King County, United Way, local corporations and private foundations, DESC staff, individual donors and volunteers. I'm happy to have the opportunity to say thank you to all those men and women who were involved in furthering DESC's mission in 2010.

Bill Hobson
Executive Director

Clark Kimerer
President, Board of Directors





Harold with Erica Alexander,
Canaday House Project Manager

Attitude, Strong Will and Perseverance

Ten years ago, homelessness was the last thing on Harold's mind. Tall, fit, and attractive, Harold was a rising star in semi-pro sports. His easy going, engaging personality attracted both friends and fans. With a comfortable home, a beautiful wife, and a dream career, Harold believed that the possibilities for the future were limitless. Then while vacationing in Europe with this wife, Harold was involved in a tragic accident. At the hospital, doctors treated Harold for broken bones and abrasions but, a fighter at heart, he declined his doctor's recommendation for further testing. As soon as he was able to travel, Harold and his wife returned to the states, unaware that he had suffered a traumatic brain injury and that the symptoms of a permanent and severe mental disability were about to surface.

Within a short time Harold's speech became slurred and he had trouble recalling common words. He noticed that he was no longer able to navigate to places that he had previously known so well: friends houses, his favorite restaurants and bars, the ball field. He experienced delusions. His loss of control over his life resulted in previously unknown levels of anxiety, frustration and stress which he dealt with through angry outbursts and alcohol. Eventually Harold's wife, frightened by his new aggression and unable to help him on her own, checked him in to the hospital for observation and testing. Upon his release, Harold returned to find his wife had moved out of their home and all of his things were locked up in storage.

For a while, Harold was able to stay with friends as he worked on his recovery plan. He even attempted a return to baseball, confident that the structure and required hand-eye coordination would be therapeutic. But despite his small improvements, Harold's frustration over his compromised brain function continued to escalate. Embarrassed and angry, he isolated himself from his friends and he began to wander the streets. Previously an outgoing and accessible man who could connect with anyone, Harold was now ostracized and alone. With no one left to turn to and too paranoid and confused to seek professional help, Harold found himself living on the streets, self-medicating with drugs and alcohol.

Years passed and Harold's physical and mental health continued to deteriorate. One rainy evening in the winter of 2009, Harold was picked up by the police for his erratic behavior and, seeing that he needed help, was taken to the University of Washington Medical Center. While hospitalized, Harold was, after nearly ten years, finally accurately diagnosed and treated for brain trauma, depression and PTSD.

Realizing he was homeless and unwilling to send him back to the streets, Harold's doctors sought help from DESC, where in January 2010 he was offered a bed and meals in the main emergency shelter. Arriving with behavioral challenges that might

"DESC's support is sincere;
there's no way you can slip
through the cracks here".

continued on page 6



“The staff at DESC makes me strive everyday because they’ve played such a big part in my recovery,”



Canaday House

have daunted other providers, DESC staff worked for months to stabilize Harold and help him accept his problems. “DESC let me recognize things I couldn’t see for ten years,” he stated. Slowly, Harold began to trust and confide in his case managers, saying “DESC’s support is sincere; there’s no way you can slip through the cracks here”.

In August Harold moved into an apartment at Canaday House, DESC’s newest supportive housing site. As he began to feel safe and secure in his new surroundings, pieces of Harold’s warm and outgoing personality began to resurface. He joined the cooking and music clubs at Canaday, reached out to support and help other residents, and eventually became a peer counselor at The Recovery Cafe. Erica Alexander, Canaday House Project Manager, experienced first hand Harold’s challenging behavior when he arrived at Canaday. “He had to come to grips with the fact that he’s no longer the same person (after his accident) before he could start to reclaim his life.”

Working with the integrated service team at DESC for over a year, Harold grew healthier in body, mind and spirit. “DESC staff never gave up on me” commented Harold recently as he prepared to move out of Canaday House and return to school for computer training. “The staff at DESC makes me strive everyday because they’ve played such a big part in my recovery,”

“Attitude, strong will and perseverance is my motto for life” states Harold, and these days, he is certainly demonstrating the power of it. Today, he lives on his own, has a new significant other in his life, and attends community college. Harold is quick to acknowledge the role DESC had in his success. “DESC helped me feel balance within myself. I’ve always been a fighter, but the good people at DESC helped me move forward”.



The Canaday Family

83 Vulnerable Men and Women Are Welcomed Home

DESC’s Canaday House opened in August 2010 to provide permanent supportive housing to 83 chronically homeless men and women with very high needs. Named in memory of dedicated DESC volunteer, Nick Canaday, Canaday House has all the amenities of a modern apartment building along with beautiful indoor and outdoor common spaces, 24-hour staffing, and on-site intensive case management and nursing services which aim to help residents meet their needs and retain housing.

Located in the Cascade neighborhood, Canaday House is DESC’s first project to set aside one third of its units specifically for homeless US military veterans. It is also the first of our projects to utilize our revised Vulnerability Assessment Tool to identify the homeless men and women who are most in need and the highest utilizers of public services such as emergency rooms, jails and hospitals.

Although residents of Canaday House universally have histories of extreme instability, as of July 2011, more than 85% remain successfully housed at Canaday House and are working on reclaiming their lives. We are proud to have Canaday House as DESC’s 8th Permanent Supportive Housing Program.

DESC Program Locations

- 1 The Union Hotel**
 204 Third Avenue S. - 206.587.2460
 52 stable, affordable apartments and services for disabled homeless men and women
Something Old, Something New
 200 Third Avenue S. - 206.748.9080
 DESC Thrift Store
- 2 The Morrison**
 509 Third Avenue - 206.515.1545
 190 apartments and services for disabled homeless men and women
Administrative Office
 515 Third Avenue - 206.464-1570
 info@desc.org
Main Emergency Shelter
 517 Third Avenue - 206.464-1570
 A safe place for 204 men and women to stay each night
Connections
 505 Third Avenue - 206.515.1555
 Comprehensive daytime service center including vocational training, information and referral, veterans' outreach and hygiene facilities for homeless men and women
- 3 The Lyon Building**
 607 Third Avenue - 206.341.9575
 64 apartmentments and services for homeless men and women with multiple disabilities, including HIV/AIDS, mental illness and/or chemical dependency
Clinical Programs
 216 James Street - 206.464.6454
 Outreach and engagement, case management, chemical dependency treatment and crisis respite
- 4 1811 Eastlake**
 1811 Eastlake Avenue - 206.957.0700
 75 units for chronically homeless adults with severe alcoholism

- 5 Kerner-Scott House**
 510 Minor Avenue N. - 206.621.7027
 25 safe haven apartments for homeless, mentally ill adults; 15 clean and sober apartments for homeless, chemically dependent adults in recovery
Kerner-Scott Women's Shelter
 510 Minor Avenue N. - 206.621.7027
 A safe place for 25 mentally ill homeless women to stay each night
- 6 Canaday House**
 424 Minor Avenue N. - 206.682.2376
 83 apartments and services for disabled homeless adults with 27 units set aside for homeless US military veterans.
- 7 Evans House**
 415 Tenth Avenue - 206.223.1533
 75 apartments and services for homeless men and women disabled by severe and persistent mental illness
- 8 SAGE Belltown**
 2106 2nd Avenue, Suite 100 - 206.441.3043
 Long-term case managment for homeless and formerly homeless men and women living with severe and persistent mental illness
- 9 Queen Anne Shelter**
 Sacred Heart Church, 205 2nd Avenue N. - 206.515.1515
 A safe place for 50 homeless men to stay each night
- 10 PACT**
 2225 Fourth Avenue - 206.441.3329
 Program of Assertive Community Treatment for men and women transitioning from long periods of institutionalization
- 11 Rainier House (inset)**
 5270 Rainier Avenue S. - 206.732.1883
 50 apartments and services for homeless men and women disabled by severe and persistent mental illnes



Financial Summary

for the year January 1 to December 31, 2010

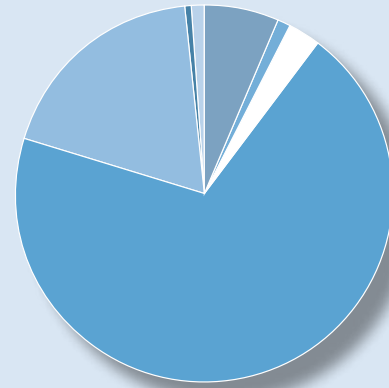
Schuchart employees
volunteer during BOMA
Day of Caring



CONSOLIDATED STATEMENT OF ACTIVITIES - DESC & RELATED PARTNERSHIPS

REVENUE

Contributions	\$1,235,196
Contribution - In-Kind	\$237,393
United Way of King County	515,959
Public Grants & Contracts	13,406,336
Rents and Fees	3,591,943
Interest	12,194
Other	181,014
Total Revenue	\$19,180,035

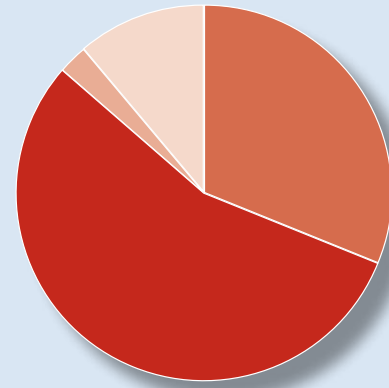


REVENUE

- Contributions 6.4%
- Contributions In-Kind 1.2%
- United Way of King County 2.7%
- Public Grants & Contracts 69.9%
- Rents and Fees 18.7%
- Interest 0.1%
- Other 1%

EXPENSES

Clinical Programs	\$5,906,048
Housing Programs	10,387,677
Fund Raising	504,869
Management & Administration	2,049,940
Total Expenses	\$18,848,534



EXPENSES

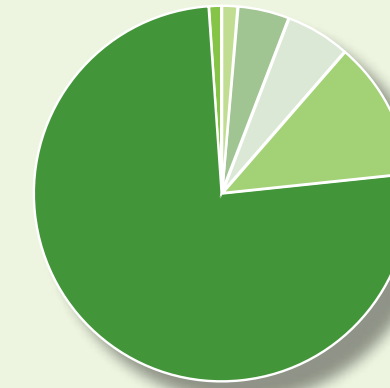
- Clinical Programs 31.3%
- Housing Programs 55.1%
- Fund Raising 2.7%
- Management & Admin 10.9%

Operating Surplus (Deficit)	\$331,501
Non-Operating Revenue/Expense	227,060
Change in Net Assets	\$558,561

CONSOLIDATED STATEMENT OF FINANCIAL POSITION - DESC & RELATED PARTNERSHIPS

ASSETS

Cash & Cash Equivalents	1,418,997
Accounts Receivable & Prepaid Expenses	3,938,009
Restricted Assets & Housing Reserves	5,075,130
Land	10,506,196
Buildings, Furnishings & Leasehold Improvements (Net)	67,969,459
Notes Receivable, Construction in Progress & Other Assets	763,419
Total Assets	\$89,671,210



ASSETS

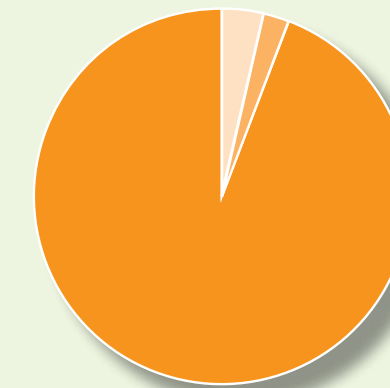
- Cash & Cash Equivalents 1.6 %
- Acc. Receivable & Prepaid Exp. 4.4 %
- Restr. Assets & Housing Reserves 5.7%
- Land 11.7%
- Buildings, Furnishings & Leasehold Improvements 75.8%
- Notes Receivable, Construction in Progress & Other Assets 0.8%

LIABILITIES

Accounts Payable	1,870,979
Client Custodial Accounts & Tenant Security Deposits Payable	985,855
Notes Payable & Deferred Revenue	45,653,351
Total Liabilities	\$48,510,185

Net Assets **\$41,161,025**

Total Liabilities & Net Assets as of 12/31/10 **\$89,671,210**



LIABILITIES

- Accounts Payable 3.9%
- Client Custodial Accounts & Tenant Security Deposits Payable 2%
- Notes Payable & Deferred Revenue 94.1%

Based on DESC 2010 audited financial statements. If you have questions, or would like a copy of the full report, please contact Mary Ann Millican, Director of Development, at 206-515-1538.



DESC Leadership as of December 31, 2010

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Deputy Chief, Seattle Police Department

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Principal, Ron Wright & Associates/Architects, PS

Laura Inveen, Secretary
Judge, King County Superior Court

Merlyn Bell, Treasurer
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Bryan Friend
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Jeffery Grant
Attorney, Skellenger Bender, P.S.

Mark Sidran
Attorney

Larry J. Smith
Shareholder, Graham & Dunn P.C.

Chris Spitters
Global Health Consultant; Medical Director Tuberculosis
Control Program, Public Health Seattle and King County

Richard H. Stevenson
President & Chief Operating Officer, Clise Properties, Inc.

Staff Leadership

Bill Hobson, Executive Director

Senior Administration

Graydon Andrus, Director of Clinical Programs

Jim Hopfenbeck, Medical Director

Nicole Macri, Director of Administrative Services

Daniel Malone, Director of Housing Programs

Mark Siler, Chief Financial Officer

DESC is honored to have received two awards from the Washington State Housing Finance Commission in 2010

Executive Director, Bill Hobson won the "Affordable Housing Lifetime Achievement Award" for his exceptional contributions, vision, and unwavering commitment to promoting affordable housing in Washington State and DESC won the "Friends of Housing" award, 1 of 5 recipients of this prestigious award.

Thank you 2010 donors

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\$50,000 +
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\$5,000 - \$9,999
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We are deeply grateful for each donor who, through their contributions to DESC, brought vital services to people living with chronic histories of homelessness, mental illness and addictive disorders in Seattle and King County. Please accept our sincere apology if we have inadvertently failed to list your name or have listed it incorrectly.





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Businesses/Foundations/Organizations

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Ankrom Moisan Associated Architects • Aon Foundation • AT&T Wireless Services • Bank of America Foundation • Boeing ECF Employee Giving • BOMA
of Seattle and King County • Botanical Designs, Inc. • Broadway Cares/Equity Fights AIDS • The Cabinetworks • Carillon Properties • Cartridge World
Seattle • Catherine Wilkins Foundation • CB Richard Ellis • Employees from the Center for Health Training • The Charles Schwab Foundation • City of
Seattle Combined Charities • Clise Properties, Inc. • Colymbus Foundation • Computer Bank • Costco Wholesale • Coughlin Porter Lundeen, Inc.
Dean Homes, Inc. • Direct Mail Design • E Rein Construction Services • Eden Pest Control • Enterprise • MacDonald-Miller • Family Captial • Fidelity
Charitable Gift Fund • Firepower • FirstSavings Bank Northwest • Foster Foundation • The Bill & Melinda Gates Foundation • Give with Liberty
Graham & Dunn PC • Harkavy-Mack Foundation • Horizons Foundation • I.L. Gross Structural Engineers • Imperial Parking • Interface Engineering Inc
James Bowman Associates • Janssen Pharmaceuticals • John Hay Elementary School • John Bon Jovi Soul Foundation • Joshua Green Foundation, Inc.
JustGive • Kantor Taylor Nelson Boyd & Evatt PC • Kaphan Foundation • Kawabe Memorial Fund • Kelley-Ross Pharmacy • Key Bank • KPFF Consulting
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Seven Foundation • MAC AIDS Fund • Marpac Construction • McKibben/Merner Family Foundation • Medina Foundation • Microsoft Corporation
Microsoft Employee Giving Campaign • National Association for Civilian Oversight and Law Enforcement • Olson Sundberg Kundig Allen Architects
Wood Family Foundation • Otto Rosenau and Associates • Pacific Groundwater Group • Peterson Family Foundation • Pharmacotherapy Research
Philadelphia Insurance Companies • Plymouth Congregational Church • Plymouth Housing Group • The Pride Foundation • PSR HVAC & Mechanical
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Seattle Men's Wisdom Council • SEIU Healthcare 1199NW • SFI, LLC • Signature Landscape Services, Inc • Silver Creek Capital Management, LLC
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Conneticut • United Way of King County • United Way of San Diego County • United Way of Snohomish County • The Vance Corporation • Vanguard
Charitable Endowment Program • Virginia Mason Medical Center • Vulcan, Inc. • Walsh Construction Company • Washington State Employee Combined
Fund • Washington Women's Foundation • Wells Fargo Foundation • Wright Runstad and Company ◀◀



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