



# Annual Report

EMBRACE  
LIVING  
COMMUNITIES

**2024**

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**CORPORATE BOARD OF DIRECTORS**

**Scott Meyer**

Chairman of the Board,  
Managing Director and Executive  
Vice President,  
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**Ralph Gaines**

Chief Executive Officer,  
Embrace Living Communities

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**Karen Latimer-Horsthemke**

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**Ruth Carlson**

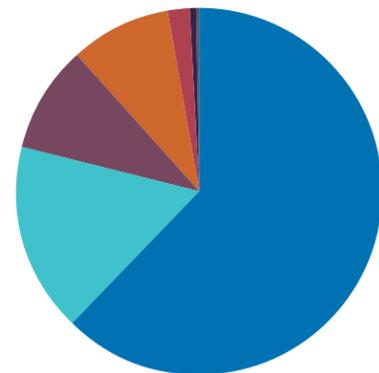
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**Robert Gamrath**

General Counsel,  
Illinois Secretary of State

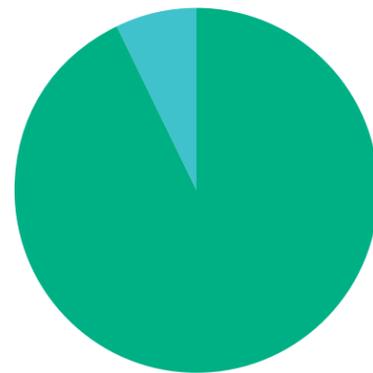
**Paul Bertsche**

Retired Real Estate Developer



**2024 Total Income\***  
**\$42,980,068**

- 62.3% HUD Rent Subsidies
- 16.7% Residents' Rent
- 9.3% Developer Fee
- 9.0% Financial
- 1.8% Miscellaneous
- 0.6% Contributions
- 0.2% Management Fees



**2024 Expenses\***  
**\$39,083,842**

- 93.0% Operations
- 7.0% Administrative
- 0.0% Fundraising
- 0.0% Development

## More than a place to live

Dear supporter and advocate,

For almost 130 years, Embrace Living Communities has made a point of not only providing seniors and people with disabilities with quality homes, but also building genuine and supportive communities in which they can thrive. When we talk about deinstitutionalizing affordable housing, this is what we mean, and it's a vision we take seriously.

In 2024, we developed a new grant strategy and infrastructure to secure additional funding to deepen connections between residents and essential social services. These include programs that address residents' mental and physical health, right in their communities, so that they have easy access to ways they can improve their well-being right where they live. This was an important step toward building stronger communities.

I'm proud to say that we dramatically exceeded our goals and expectations, and as we look forward to the coming years, I'm excited by what we'll be able to accomplish when it comes to finding new, creative ways to meet our residents' needs.

We also completed a major renovation project in 2024, which was an immense and challenging undertaking, but ultimately ensured that those communities now have the proper spaces to facilitate our new and growing wellness services and programs.

Grantors and donors like you make a world of difference when it comes to ensuring our residents get the support they need to age well in our communities. Your investment in Embrace Living Communities is an investment in creating better experiences for seniors and people with disabilities. Our residents make our world a better place, and we are privileged to serve them every day. May we continue to serve them well for years to come.

With gratitude,

**Ralph Gaines**  
Chief Executive Officer  
Embrace Living Communities & Affiliates

# Turning lives around

Meet Willie, a 69-year-old resident at Peace Memorial Manor whose eclectic style and interests are reflected in his apartment, which is packed wall-to-wall with memorabilia, keepsakes, family photos and pieces of art, many of which sport inspirational slogans that reflect his boundless positivity.

Among his many interests are photography, bowling, golfing and exercising in the community exercise room most mornings.

Willie is also a recovering alcoholic who has been sober for seven years. His recovery journey began when his sister convinced him to seek out AA after he confided in her that he was an alcoholic, and he considers going to AA the best decision of his life.

“When I did my rehab at the facility across from Peace Memorial, I would look out the window and wish I could live here because I was homeless at the time,” says Willie.



**Willie** Resident at Peace Memorial Manor

“Now I’ve been here for five and a half years, and it’s empowered me to give back.”

Today, Willie gives back to his community by hosting AA meetings at Peace Memorial Manor for his neighbors and recovering alcoholics in the surrounding area. Taking on this role inspired him to go back to school so he could learn to read AA’s program guide, also known as “The Big Book.”

He started attending DuPage College, where he quickly learned he wasn’t well-versed enough in computers to keep up with his classmates. A friend of his in AA connected him with a tutor, who he began seeing at a local library in February 2024, to

help him with technology and guide him through his coursework and studying. Now, Willie has been selected as one of ten outstanding adult learners to be honored at the Spotlight on Achievement Awards ceremony in Springfield, IL, sponsored by the Secretary of State and State Librarian Alexi Giannoulias.

“This building has really turned my whole life around because when I do all the things I do,” says Willie. “I don’t have to worry about coming home. I can relax, and as someone who was homeless, that is the best feeling in the world.”

# Serving

# through the small things

Lisa Williams is a social service coordinator at Greencastle of Woodlawn I. Before working as a social service coordinator, she was an assistant property manager at Orchard Place of Morgan Park for almost a decade.

Even though she loved that role, she saw an opportunity to grow and serve in a different way that allowed her to focus on direct service. While the transition wasn't easy, she stayed committed because she saw the difference her work makes.

**“This job is my heart,” says Lisa.**

“I have come to truly appreciate the social service coordination program, which plays a critical role in bridging the gap between seniors and the resources that help them stay independent. I get to advocate for residents, connect them with vital services and create opportunities for them to engage with the community.”



**Lisa Williams** Social Service Coordinator at Greencastle of Woodlawn I

Embrace Living Communities is making substantial investments in their people to further the mission of the organization. For example, while in property management, Lisa got the chance to become a Certified Occupancy Specialist, receive her leasing license and participate in an abundance of other training that has allowed her to have a wide range of skills and a deeper understanding of how management works.

In her current role, Lisa has been able to participate in Professional Service Coordination training and Mental Health First Aid training, both of which make her feel valued and enhance her ability to serve residents.

“One of the biggest lessons I’ve learned is that compassion transcends job titles,” says Lisa.

**“Whether in property management or social services, it’s the small things—laughs, conversations and moments of kindness—that help seniors through difficult times. No matter what role I’m in, I know that treating people with dignity and respect goes a long way.”**

# Pursuing wellness

Jianming is a 91-year-old resident at Peace Memorial Manor who is originally from China. He moved to the United States with his wife in 2001 to be closer to his daughter, who was about to give birth.

He has been a resident at Peace Memorial Manor since 2007 and brought the practice of Tai Chi with him to the community.

His Tai Chi journey began in China in the early 1970s. During that time, he fell ill, and upon being released from the hospital, his doctor informed him there was nothing more they could do. Being poor, he searched for affordable forms of treatment that addressed his body and spirit holistically, and discovered Tai Chi. Jianming learned Yang-style Tai Chi from Master Li, who was regarded as one of the best of his time and helped write the 24-posture Simplified Form of Tai Chi.



## Jianming Resident at Peace Memorial Manor

With his newfound love of Tai Chi, he saw his health improve and committed himself to the practice, becoming a teacher later that decade.

Though he no longer leads formal sessions in the building, he goes out into the community every Saturday morning and teaches others Tai Chi, free of charge.

He has been teaching ever since and even received a certificate of recognition from the Chinese Consulate for his dedication and good work.

Before the renovations at Peace Memorial Manor, Jianming led Tai Chi there every morning, helping his neighbors improve their health and connect with each other.

# Building flourishing communities

Every day, Embrace Living Communities' social service coordinators work hard to find resources and programs that not only address residents' physical health but also their mental and emotional health.

Oftentimes, seniors find themselves lonely or isolated, so it's important to facilitate opportunities for socialization and fun, which help build a more flourishing community where residents don't have to be alone.

There were many instances of these types of programs and events in 2024. A favorite was when students from a local Chicago salon set up a barber shop at Greencastle of Garfield I and gave residents free haircuts and facial trims, while having friendly conversations.

"These haircuts provided a boost to the residents' mental wellness," said Social Service Coordinator Darea Seifer.

**"When you look good, you feel good, and that uplift allows residents to have a positive self-image and greater self-confidence."**

Embrace Living Communities' long-time partnership with a Chinese immersion school in Barrington, IL offers another example of programs that improve well-being. Students there visited residents at Greencastle of Barrington, which has a large Chinese-speaking population, to help them practice English. The residents, in turn, helped students practice their Chinese, all while sharing their life stories and wisdom.



Embrace Living Communities also secured grant money to support resident-run arts programs at Greencastle of Allerton and Greencastle of Mulford. These programs allow residents to socialize and get creative through knitting and ceramics. The residents donate much of what they make to local nonprofits, which gives them a sense of purpose in the greater community while having fun.

**"It's a blessing that we're able to do something we already love in order to make a difference in our community,"** says Sheila Mace, leader of the knitting and crocheting group.

**"And it's incredible that it has helped form a real sense of community with my neighbors."**

Beyond formally facilitated programs and activities, common spaces are also a hub for residents to connect and build community organically. An example is at Peace Memorial Manor, where neighbors meet in either of the building's large atriums to chat over coffee, share recipes, play games and enjoy each other's company.

# Where health and living meet

We are taking big steps in upgrading our properties to include healthier, safer and more accessible living spaces for seniors and people with disabilities, along with rooms to house new equipment such as SciFit rehabilitation equipment, treadmills, NuStep Recumbent Stepper and personal use exercise items.

**41%**

of Embrace Living Communities have been renovated since 2020

**1,020**

Programs focused on Health and Wellness were offered

**2,224**

residents accessed 109,405 services during 2024

**97%**

of residents participated in social services during 2024



# Our Partners

Corporations and community organizations play a critical role in furthering our mission. We thank our corporate and philanthropic donors for not only their monetary support, but for volunteering and directly impacting the lives of our residents. Thank you for creating an environment where our residents can age with strength and dignity.

## ADULT DAYCARE

Forever Young  
Korean American Senior Center  
Med-Tec Solutions  
Xilin Association

## COMMUNITY

Angel Pharmacy  
Alderman (Various)  
Barrington Chinese Immersion Council  
Bensenville Library  
Big Heart  
BMO Harris Bank  
Catholic Charities  
Clay County Social Services  
Community Assisted Rides  
Downers Grove Library  
DuPage County - Ride DuPage  
DuPage Senior Council  
DuPage Senior Services  
Elmhurst Library  
Fire Departments (Various)  
Glenview Public Library  
Hudson Pharmacy  
Jewel/Osco (Various Locations)  
Little Brother Friends of the Elderly  
Mane in Heaven  
Meijer Pharmacy  
Midland Bank  
North Suburban Library  
Northern Illinois Area on Aging  
Northland Clothing Center

Northland Sheppard Center  
Palatine Senior Center  
Palatine Township  
Prairie State Legal Services  
Police Departments – Coffee with a Cop (Various)  
Public Outreach Agency Team  
RAMP Disability Resources and Services  
RTA / PACE Transportation Services  
Ride in Kane  
Rotary Club of Glenview Sunrise  
Rockford Public Library  
Salvation Army  
Something Good in Englewood  
Sterling Public Library  
Veteran’s Drop-In Center  
Village of Bensenville  
Village of Downers Grove  
Village of Glenview  
Walgreen’s Pharmacy  
Zeke Giorgi Legal Clinic

## CHURCHES

Various

## EDUCATION AND WELLNESS

Allure Health Services  
Alzheimer Association  
Area Agency on Aging (Various)  
Arthritis Foundation  
Be Fit Physical Therapy  
Beacon Mental Health  
Blue Door Neighborhood Center

Body & Brain Yoga and Tai Chi  
Bone and Joint Institute  
Burkhiya Group  
CAPS (Chicago Alternative Policing Strategy)  
Caption Call  
Castor Medical Supplies  
Citadel Healthcare of Sterling  
Concord Place  
Duet Dance Studio  
Elderworks  
Equal Hope Foundation  
Garfield Counseling Center  
Hands of Hope Counseling  
Haymarket Treatment  
Heartland Hospice

Heritage Woods (Various Locations)  
Humana Healthcare  
Licha’s Hair Salon  
Lifescape Community Services  
Metropolitan Family Services  
Midland Bank  
Midwest Foot and Ankle  
Neptune Society

NorthShore Senior Center  
Northern Illinois Hospice  
Paramount School of the Arts  
PAWSitive Therapy Troupe  
People’s Resource Center

Points to Wellness  
Powerback Rehab  
Prospect Music Therapy  
PT Solutions  
SHARE Network - University of Chicago Medicine  
Senior Crime Stoppers  
Senior Tech Support  
Swope Health  
The National Kidney Foundation  
Thresholds  
University of Illinois Extension Center  
Westside Task Force  
White Crane Fitness  
Yoga Among Friends

## FINANCIAL STABILITY

Center for Disability and Elder Law  
Prairie State Legal  
Premier Medicare – Enrollment

## FOOD

Aurora Interfaith Food Pantry  
Barrington Township Food Pantry  
Black Men United  
Blue Freedom Farms  
Blue Heron  
CARES (Cares Aging Resource Services)  
The Community Meal  
Elderly Nutrition  
Fish Food Pantry  
Food Donation Connection  
Greater Chicago Food Bank

In As Much Food Pantry  
Just Roots  
Kenwood Community Outreach  
Marie Wilkenson Food Pantry  
Metropolitan Ministries  
Morgan Park Food Pantry  
Northern Illinois Food Bank  
Northfield Township Food Pantry  
Open Kitchens  
Publix Donations  
Sauk Valley Food Pantry  
St. Paul’s United Church of Barrington  
West Suburban Community Pantry

## HEARING

Americans for Better Hearing  
Captel  
Center for Sight and Hearing  
Chicago Hearing Society  
Clear Captions

## HOME HEALTH

Abcor Home Health  
Addus Home Health  
Advanta Health  
Assisting Hands Home Care  
Assure Home Health  
Best Care Health  
Bridgeway Services  
CTS Health  
Citadel Healthcare  
Comfort Keepers

Community Care Systems, Inc.  
Crown Home Health  
Crystal Home Health Care  
Eagles Home Health  
East Bank Center  
European Service at Home  
Family Medicare Solutions  
Hanul Family Alliance  
Help At Home  
Home-Instead Senior Care  
Hospice In-Home Health  
In-Home Care Connection  
Independent Living Home Care  
Infinite Care Home Physicians  
Infinity Home Care  
Integrated Home Care Services  
JenCare Senior Medical Center  
Jessie Brown Veteran Administration  
Mercy Health at Home Older Adult Services Home Care  
Northern Illinois Foot and Ankle Specialists  
Oak Street Health  
Preferred Podiatry  
Premier Home Health  
Pro-Medica  
Right at Home  
Residential Hospice  
REX Therapeutics  
Sahara Home Care  
Sahara Home Health  
Senior Helper’s  
Visiting Angels  
Wellspring Home Health

## HOSPITALS

Advocate Health  
Elmhurst Hospital  
Good Samaritan  
Loretto Hospital  
North Kansas City Hospital  
Rush Institute for Healthy Aging  
Saint Anthony’s Hospital  
UIC Hospital  
University of Chicago Medical Center

## INTERGENERATIONAL

Barrington High School  
Black Hawk Middle School  
Boys and Girls Club of Rockford  
Chinese Immersion School  
Christian Life Schools  
College of DuPage  
Downers Grove Girl Scouts  
Dr. Hsu’s Music Studio  
Forest Adventure Collective  
Fremd High School  
Geneva Girl Scouts  
Geneva High School  
Glenview High School  
Harlem High School  
Herrick Middle School  
His & Hers Barber School  
JB Conant High School  
Latin School of Chicago  
Major Adams Academy  
Machesney Elementary School  
Newman High School  
Palatine High School Orchestra  
Radical Love  
Rockford University

Roots and Wings  
Sauk Valley Community College  
Tioga Elementary School  
Tommy and Youth  
Transitions Learning Center (TLC)  
Trinity Dance  
Tzu Chi Youth Group  
Veritas Christi Hybrid Academy  
WA Johnson Elementary School  
Yorkville High School

## PODIATRIST

At Your Door  
Dr. Akerele  
Dr. Bogadir  
Dr. Chi  
Dr. Coscino  
Dr. Marczk  
Foot Care Complete  
Midwest Foot and Ankle  
Wheaton Family Foot Doctors

## STATE AGENCIES

Illinois Attorney General  
Illinois Secretary of State  
Illinois State Treasurer  
Missouri Seniors to the Parks

## TRANSPORTATION

HOME - Chicago  
Helping Hands of Glenview  
Northfield Township Dial-A-Ride

## VISION

Ageless EyeCare  
Dr. LaVallee  
Healthy Vision  
Lighthouse for the Blind

# Our Donors

We recognize Embrace Living Communities’ most invested supporters, who are committed to growing our impact and advancing housing equity across the United States.

## INDIVIDUAL

Paula Carano  
Ruth Carlson  
Sam Furman  
Ralph Gaines  
Karen Latimer-Horsthemke  
Janice Lipscomb  
Jesse Lipson  
Charlotte Mally  
Martha Sherer  
Wendy Vaughn and Robert Jones  
Richard Weigel  
Irv Woods

## ORGANIZATION

Area Agency on Aging Pasco-Pinellas  
City of Rockford  
Chicago Partners  
Community Foundation of Northern Illinois  
Deerfield Legacy Grant  
Dupage Foundation Grant  
Greater Chicago Food Depository  
M Spinello & Son  
National Equity Fund/Morgan Stanley  
Network for Good  
Puckett’s Flooring Service Master  
Willis Towers Watson

## UNIVERSITY

Loyola University  
University of Chicago

## Help create communities where health and living meet

We’re furthering our impact on resident health and well-being by providing new trainings to our team members, revitalizing common community spaces and expanding programs to more residents. *Invest in the wellness of all our residents.*

[embraceliving.org/give](http://embraceliving.org/give)

OUR MISSION

*To support seniors and people with disabilities by helping them age with dignity in affordable and welcoming communities that embrace living.*

SERVING RESIDENTS IN

*Greater Chicago  
Rockford, Illinois  
Kansas City, Missouri  
Greater Tampa Bay  
Sarasota, Florida*



Embrace Living  
Communities

Affordable. Welcoming. **Home.**

1900 Spring Road, Suite 450, Oak Brook, Illinois 60523

(888) 626-7724 | [embraceliving.org](http://embraceliving.org)

