



Hello Montana ROC Residents!

Spring has made its way to Montana, we are getting much sunnier and warmer days to enjoy- I don't know about you, but they are very welcomed around our house! We are conducting business (and life) a little different than usual, but still trying to find ways to get out and enjoy this beautiful place we call home and find a little normalcy.

The COVID-19 pandemic is having a major impact on all of us. NeighborWorks Montana (NWMT) and the ROC USA Network are here to assist you and your community during this difficult time. NWMT ROC staff are all working remotely and are finding new innovative ways to work with your community.

We encourage you and your community to also explore different ways of staying engaged, while observing social distancing practices. If there is any way that the ROC Staff can help in these efforts (such as phone or web-based communication tools for board meetings) please let us know. Board Meetings should continue to be open to the membership and we encourage all residents to attend meetings (remotely) and stay engaged with what is taking place in your ROC.

The pandemic is sure to cause financial stress on many Montanans. Many have seen or will soon see reduced hours or lose their employment altogether. If you or your household are experiences this, please reach out to your community's Board of Directors or Property Manager.

We know many residents in your community may be struggling right now and many organization and entities are working to respond, here are some resources we suggest.

- The 211 system continues to be a great way to get access the most up to date information for essential services and support, simply dial "2-1-1" or access at 211.org
- Montana Department of Public Health - dphhs.mt.gov/publichealth
- List of state and federal resources, along with budgeting tips - nwmt.org/find-the-help-you-need
- Follow NeighborWorks Montana and ROC USA on Facebook
- Don't forget about myrocosa.org
- Center for Disease Control cdc.gov/coronavirus/2019-nCoV/index.html

NWMT is here to support you. Please let us know what questions you have and what support you need. *We will get through this together!*

Stay Well,
Danielle Maiden
ROC Program Manager



*With the new
day comes new
strength and
new thoughts.*

Eleanor Roosevelt

Community Projects

Using Summit Grant Funds

Some really great ideas came out of last year's ROC Summit for projects that could be done with the Summit Grant funds. Here are what some of the communities decided to do. Have you completed your project? Please be sure to email Autumn (atigart@nwmt.org) about your progress, and share your photos.

C & C - Billings

Use an incentive program to increase member involvement. The Board will raffle one-month rent and gift cards at the end of 2020. Members can collect tickets throughout the year by volunteering, forming committees, and attending meetings.

Libby Creek - Libby

Add a roof for message center and landscaping for steep hill that is hard to mow.

Mountain Springs Villa - Red Lodge

Create a community message center.

Country Court - Kalispell

Their idea was to add a cover with bulletin board to mailboxes as a community message center and add security measures to curtail recent mail tampering and theft. As you can see from the photo below, their project is coming along nicely!



Green Acres - Kalispell

Have money giveaways at their annual meeting to promote community involvement.

River Acres - Missoula

Order and install a community sign.

Trailer Terrace - Great Falls

Purchase a picnic table for their park.

Morning Star Community - Kalispell

Make improvements to their mail area.

Missouri Meadows - Great Falls

Put out a monthly newsletter to residents. Partner remaining funds with funds from Giving Tuesday for yard clean up contest and gift card for winner.

View Vista - Livingston

Re-number our homes so they are consistent in size and placement to assist first responders and visitors.



MARK YOUR CALENDARS!



**ROC Leadership
Institute
June 4-6, 2020**

This year's Leadership Institute is going online! Be sure to check myrocusa.org for the latest details about how you can join the event!

Share your stories and photos!



Telling our stories and sharing photos is a great way to keep the MT ROC family updated. Please email your news and photos to mrogers@nwmt.org often!



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Montana ROC Family Grows

The Montana ROC family welcomed Clear Creek Court in Havre and View Vista Community in Livingston as new ROCs! This makes 13 resident owned communities across Montana, totaling 527 homes.

Clear Creek Court in Havre has a total of 39 occupied homes and is the first ROC in the Hi-Line area. Upon electing their board of directors, some of the first tasks the residents will take on are creating policies, deciding how the common areas will be maintained, and overseeing the general operation of the park.

View Vista Community in Livingston has 49 homes and 33 apartment units and is the first ROC in Park County. Located in the heart of Livingston, the park could have easily been redeveloped for other uses but is now preserved as homes that the residents in that area can enjoy and afford.

As a ROC member, you likely get asked a lot of questions about the program and what the benefits are. Here are some talking points you can use:

- Being a ROC means that my community can control our own rent rates and decide upon improvements together.
- Safe and stable homes that are also affordable are becoming hard to find in Montana. The ROC program preserves affordable housing for working families and seniors by ensuring that the homes are not torn down and that the land is not repurposed.
- Owning a home in a ROC is typically half the cost of renting an apartment. Ownership also means that we can make improvements and changes to our homes.
- As a ROC, we have support from NeighborWorks Montana to build our skills and leadership so we can manage our community.
- In a resident owned community, the lot rent we pay goes to the resident cooperative and is used to meet community needs and maintain affordability.
- The ROC program helps to provide secure housing that remains affordable, and eliminates the risk of rent increases or being evicted without cause.
- Montana currently has resident owned communities in Billings, Great Falls, Havre, Kalispell, Libby, Livingston, Missoula, Pablo, and Red Lodge.
- We are part of the national group, ROC USA®. There are currently 250 resident owned communities in 17 states coast to coast. These communities range in size from four homes to more than 400 homes.
- If you are interested in learning more about becoming a ROC, contact Danielle Maiden at NeighborWorks Montana - by phone (406) 407-6444, or by email dmaiden@nwmmt.org.



MONTANA

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From Lorie Cahill

I hope that this newsletter finds each of you well and doing what you can to ensure health and safety for your families, communities and yourselves. In the next year we will be well known by others by what we do and how we have risen to the challenge that this pandemic has presented.

I have seen and heard from many of you with so many positive things that are happening in order to watch over your neighbors and extend help where needed. Connecting with our communities has taken on a different look. We have the opportunity to hone our networking skills through a call, social media, a letter, and other safe practices that keep us connected. We are so very fortunate to have the support of ROC USA and NWMT behind us as our guide in finding resources in this difficult time as well as working hard to find solutions to the things that those affected by the virus are facing. We will get through this together and we will come together even stronger.

Enjoy the little things you are able to experience while you are home, the little things are never as little as you think! I encourage you to follow NWMT and ROC USA on Facebook and visit their websites. There are many resources and sources of information, as well as so many great messages of support. I also encourage you to share your stories of what you are seeing or experiencing in your communities during this challenging time. As your ROC Association leader it is a privilege to serve such a strong and resilient group of communities! We look out for each other! That is who we are! Whether that be in difficult times or not. We will always be *Better Together!*

With warm regard for each of you,
Lorie Cahill

ROC Association Western Region Director