



Neighbor Notes

Spring 2018

INTERFAITH NEIGHBORS 30TH ANNIVERSARY GALA

Monmouth University OceanFirst Bank Center

June 14, 2018 | 6:00 PM

Decades of Dedication

Improving the Quality of Life at the Jersey Shore

Table of Contents

[Program Spotlight](#)

[Donor Spotlight](#)

[Neighbor Spotlight](#)

[Learning About Interfaith](#)

[Neighbors' Impact First](#)

[Hand](#)

[Kula Urban Farm](#)

[Summer Nights](#)

Decades of Dedication

You are invited to join Interfaith Neighbors for a wonderful evening that will bring together friends, business and community leaders in support of local families. Our 30th Anniversary Gala will be held on Thursday, June 14th at 6:00 p.m. at Monmouth University's OceanFirst Bank Center. The event will have a seashore theme, and the dress is cocktail attire.

Honoring

Quick Links

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SAVE THE DATE



Interfaith Neighbors is pleased to announce that our **Neighbors Helping Neighbors Golf Outing** will be held Monday, September 24, 2018 at the Deal Golf & Country Club. Please save the date! Visit [the event website](#) for more information.

Learning About Interfaith Neighbors' Impact First Hand

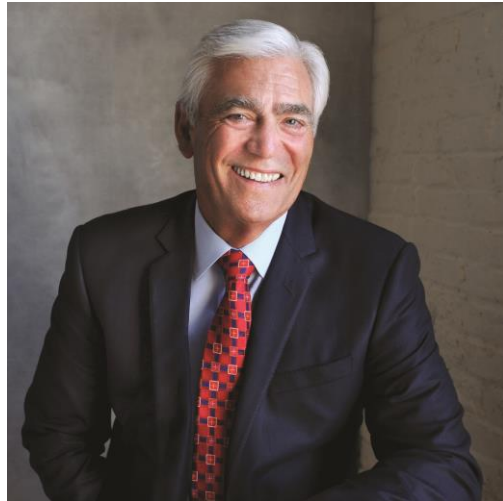
March for Meals Staff Ride Alongs

During the month of March, Interfaith Neighbors participated in the national *March for Meals* campaign to raise awareness of the need to reduce isolation and hunger for our senior neighbors. As part of our celebration of *March for Meals*, four of our team members who work in other program areas took the opportunity to ride along with a Meals on Wheels driver and see firsthand the importance and impact of the Monmouth County meal delivery program.

"It was totally amazing," said Tracy Rademacher, accounting manager, who helped deliver meals for two hours in Tinton Falls and Shrewsbury and was touched by how much the recipients loved their driver.

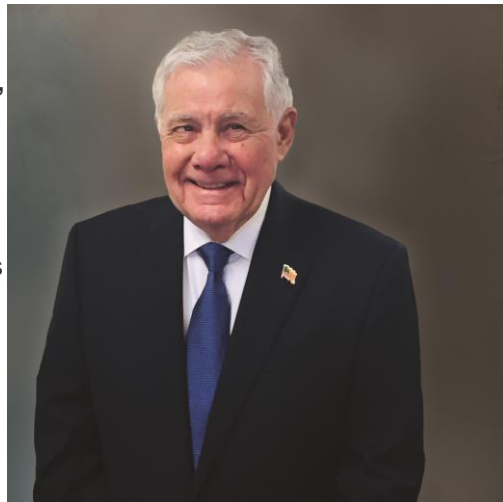
John K. Lloyd Co-Chief Executive Officer, Hackensack Meridian Health

John K. Lloyd, FACHE, co-CEO of Hackensack Meridian Health, one of the largest and most comprehensive health networks in New Jersey, will be honored for his outstanding efforts to expand and improve health care across the region. Decades ago, John had the foresight to see that more care would be delivered outside of hospitals and in different settings - a national trend that's underway to improve care and lower costs. We are honored to recognize all that he has accomplished...and to say, "thank you."



Joseph J. Marmora Founder & Executive Director, Interfaith Neighbors, Inc.

Joseph J. Marmora, founder and Executive Director of Interfaith Neighbors will be honored for his thirty years of service to individuals and families in Monmouth County. After retiring from a thirty year career in real estate, Joe took on the establishment and leadership of Interfaith Neighbors as a second career. Over those years, thousands of families have been touched and had their lives made better. Join us in honoring this man of faith and extraordinary character.



To learn more about tickets, sponsorships, advertising and more, visit [the event website](#) or call 732-775-0525, ext. 220.



Stephanie Ferrier, senior development officer, helped deliver 81

meals to seniors from Asbury Park to Monmouth Beach with driver Brandon Terry.

“It was wonderful to see firsthand how important this program is to the seniors we visited and the special relationship Brandon has developed with many of them,” Ferrier said. “Brandon’s been delivering meals 8 years and counting.”

Each day, Interfaith’s drivers and a sizable corps of volunteers deliver approximately 1,000 meals to homebound seniors unable to cook or shop and to seniors eating at seven congregate meal centers.

“What I liked best when we delivered meals was to be given the opportunity to personally witness the extent of IFN’s Meals on Wheels operation across Monmouth County,” said Diane Shelton, Community Outreach Specialist. “I saw how important it is to the elderly and handicapped seniors we served.”

Shelton and driver Denis Eagan delivered their



Program Spotlight

The Neighborhood Revitalization Tax Credit Program is transforming the West Side of Asbury Park



Interfaith Neighbors learned early this year that its West Side Neighborhood Revitalization Plan has been funded for a seventh round of state Neighborhood Revitalization Tax Credit (NRTC) funding. The targeted projects funded in this round total \$985,000.

Over the past eleven years, Interfaith Neighbors has participated in the NRTC program receiving a total of \$6.7 million to carry out its own projects and fund initiatives in the plan led by community partners. The funding supports housing, economic development, employment, recreation and family stabilization projects for the West Side community.

“NRTC funding has made it possible for us to have a real impact on the rebuilding the West Side,” says Patrick Durkin, Interfaith’s Director of Real Estate, who came on staff in 2007 to administer the program.

Interfaith had already begun building affordable homes in a partnership with New Jersey Natural Gas. When the NRTC program was launched, it allowed Interfaith to expand its construction programs. To date, 44 for sale, affordable housing units have been built. In 2012, Interfaith Neighbors cut the ribbon, opening the three-story Springwood Center. NRTC funding would also help make the Interfaith operations of the Business Development Center, the Kula Café and the Kula



Urban Farm a reality. Durkin said the state program came at a

good time because Asbury Park had many vacant parcels in a scattered site plan that the city conveyed at a nominal fee for the development of affordable housing.

“Having this money allowed us to increase our production of

meals in Ocean Township and Asbury Park. She cited the special relationship Denis has developed in the two years he has been making deliveries. "At first I felt I didn't have the time to go out because I have my own work to do," said Maura Comer, Director of the Rental and Mortgage Assistance Program.

"But we were encouraged to go, and I had the best day," she said. "Denis (Eagan) works really hard and his clients love him and look forward to seeing him every day. The seniors at first thought he was training someone new."

Comer and Eagan delivered meals in Asbury Park.

"I said if I ever stop working here, I want to volunteer with Meals on Wheels," she said.

State Assemblyman Ned Thomson joined in the *March for Meals* campaign by visiting Interfaith's Bradley Beach food preparation and delivery operations.

Sandi Silber, Director of Nutrition, commended the staff members going out on delivery routes.

"An old mentor of mine told me that management by walking around is best," she said. "Having staff deliver Meals on Wheels helps us understand we're serving people and not numbers."

To learn more about how you can volunteer for Meals on Wheels Monmouth County, visit www.interfaithneighbors.org/volunteer or call 732.775.0525 ext. 227.

houses and focus at times on micro neighborhoods," Durkin said. "We built five houses on vacant lots on Borden Avenue. On DeWitt Avenue, south of Springwood, we built six single family homes and a two-family house. It changed the landscape."

The NRTC Program, administered by the NJ Department of Community Affairs, gives corporations a 100 percent credit against state taxes for funds the entities invest in the NRTC program. In the most recent award, Interfaith's corporate investors are: AmerigroupNJ, M&T Bank and Wells Fargo Bank.

"Through the life of the program, there have been a number of investors led by New Jersey Natural Gas, which had been our partner in building affordable houses before NRTC and then supported the NRTC program from the beginning" Durkin said.

The other companies that have invested over the years include JCP&L, PNC Bank, Selective Insurance, Horizon BCBS, NJ American Water and TD Bank.

"NRTC allows public minded corporations who want to make a commitment and make a difference in communities they operate in to make an investment in those communities, and get a tax credit," Durkin said.

The newest round of funding is designated to support 11 projects on the West Side of Asbury Park. Interfaith is poised to start construction on a new homeownership project called Parkview AP homes on Springwood Avenue. Funding is also designated for construction of a new two-family home for Interfaith's Pathway to Homeownership Program. Once constructed, two families will save for homeownership by having part of their monthly rent go into an escrow account, which they can use to purchase their own home. Funding also will be used to build a second Rights of Passage home on Prospect Avenue for Covenant House to operate its transitional housing program for young women. The first Rights of Passage home for five young men, built and owned by Interfaith, opened this year.

The NRTC program is also funding the launch of a new Interfaith Neighbors program called Career Corp, which will provide employment paths for local residents to work in area industries and businesses.

Included in this year's funding is continued support for Big Brothers Big Sisters mentoring programs, the Junior Entrepreneur Program run by KYDS and the Boys & Girls Club, Community Affairs Resource Center job placement programs, and Second Baptist Church's Fine Arts and Technology summer camp. A newly funded project will be offered by the Showroom, teaching film and editing. Funding also is designated for continuation of the free Monday night Asbury Park Music Foundation concerts at Springwood Avenue Park.

Kula Urban Farm

Join Us for Our Open House On **Saturday, June 16, 2018**, the Kula Farm will host its season kick off Open House from **11 AM to 3 PM**. We welcome everyone to come and see what we've been up to all winter. The open house will feature tours, vendors, workshops and refreshments. Free to the community!

The Kula Urban Farm at 115 Atkins Ave, Asbury Park noticeably soared into its second full year of operations in 2017. Under farm managers Lisa Bagwell and Thijs van Oosterhout, the farm increased



productivity in the greenhouse by adding more vertical hydroponic zip-grow towers, a new large hydroponic micro-green growing station and a hydroponic bato bucket system for growing tomatoes. Workers also started harvesting rain water from the greenhouse roof to use in the hydroponic systems.

Several new clients, purchasing Kula's produce, were added this past year. As of December 2017, Kula Urban Farm is supplying produce to 15 area restaurants.

Over the years, other projects funded by the program included lights for the Asbury Park Little League field, repairs to restore the Boys and Girls Club swimming pool, a new boxing and fitness center on the second floor of the city's public works building and a pilot police department video surveillance program.



Donor Spotlight

Mid-Atlantic Regional Group Charitable Foundation

Interfaith Neighbors is one of five charity organizations to be beneficiaries of Mid Atlantic Resource Group Charitable Foundation's successful Diamond Jubilee Gala, which was held on April 14, 2018 at Battleground Country Club.

Each organization, which includes Lunch Break, Big Brothers Big Sisters of Monmouth and Middlesex Counties, Allaire Community Farm, RallyCap Sports and Interfaith Neighbors, is receiving \$10,000, said Linda Blum, president of the



foundation's Board of Trustees.

Arthur B. Hodes founded Mid Atlantic Resource Group, LLC. in 1975. MARG provides personal insurance, investment advice and employee benefits to its clients throughout the Mid-Atlantic region. MARG Charitable Foundation was formed 10 years ago when, along with MARG's founder, other employees in the Wall-based company wanted to give back to the community. "We are a pass-through charity. It is rewarding to make a difference in the lives of others, whether the cause is health-related issues, special needs or groups supporting their community," said Blum who also is MARG's marketing director. "Whatever the cause is, it's a wonderful feeling to hand out \$50,000."

The foundation's first gala was held 10 years ago and the annual event has grown ever since. The foundation usually chooses two or three charities to benefit each year, Blum said. Because this was the 10th year, they decided to bring back five of the charities from the past and raise enough money to give each \$10,000. The gala grossed over \$80,000. "It was our best gala yet, Blum said.

Recent Appointment

Greater Asbury Park Community Development Initiative

Diane Shelton, Community Outreach Specialist, was recently appointed to serve on the Executive Committee of the Greater Asbury Park Community Development Initiative.

In 2011, Asbury Park became the 5th New Jersey city the Attorney General's office selected to form a community initiative to prevent juvenile crime and promote positive youth outcomes.



Diane joins representatives from government agencies, faith based groups, law enforcement, education and interested community members.

The Executive Committee is currently co-chaired by John Moor, Mayor, City of Asbury Park and Christopher Decker, Monmouth County Assistant Prosecutor.

To learn more, contact Diane at 732.775.0525 ext. 201 or email her at dianes@interfaithneighbors.org.

The foundation's mission is to support a culture of service within the firm while providing a way to collectively raise awareness as well as the financial resources of children and families in need in the areas MARG serves.

Neighbor Spotlight

Wishing Diane Madsen a Happy Retirement



Twenty-nine years ago, Executive Director Joe Marmora interviewed Diane Madsen to be his secretary for a new organization setting out to assist families facing the prospect of losing their homes -- what was to become Interfaith Neighbors, Inc.

Now Madsen, Interfaith Neighbors' volunteer coordinator, is retiring this month, joining Marmora who previously announced his own plan

to retire in 2018 as Interfaith Neighbors celebrates its 30th anniversary since its incorporation.

During the three decades, the nonprofit's first employees have seen their organization grow with dedicated staff members and successful programs in rental and mortgage assistance, affordable housing and home ownership, Meals on Wheels, job training, Youth Corps, and community and economic revitalization of Asbury Park's West Side.

"Interfaith Neighbors had a small beginning but has expanded tremendously to a size I couldn't have imagined," Madsen said. "It has become a very large and well-known organization. And it continues on. It just continues on."

Madsen says she learned Marmora was looking for a secretary to help set up the first Interfaith office at a time when she was raising two daughters from an 18-year marriage and volunteering at the office at Atonement Lutheran Church in Asbury Park, one of the early congregations that helped form Interfaith Neighbors. She remembers saying she would take the job but told her new boss, "It doesn't mean I'll work here for the next 10 years." She never left.

"Diane recently reminded me that when we moved into our first office, I was the designated handyman," Marmora recalls. "While nailing something, I needed her assistance. She said the hammer whizzed past her nose! She closed her eyes and hoped her face and hands would survive intact."



Summer Nights

Springwood Park Summer



Concert Series

The popular Monday night summer concerts at Springwood Park are returning for their third summer! Concerts are held on Mondays from June 25th through August 27th from 6pm to 8:30pm.

Interfaith Neighbors is a principal sponsor of the Asbury Park Music Foundation series.

The Kula Cafe is planning a pre-fixe themed menu for the Monday evenings. Watch for details in the coming weeks.

For 13 years, she was Marmora's secretary, and then switched over to the volunteer unit for the Meals on Wheels program with one of her major responsibilities becoming the training of new volunteers. Today, Madsen coordinates about 65 volunteers/agencies delivering meals to approximately 110 people in Hazlet, Holmdel, Aberdeen, Eatontown, Oceanport, the Covered Bridge community in Manalapan. She takes referrals, writes new route sheets, trains volunteers, keeps the schedule, and fills in when needed.

Much of the joy of her work is her relationship with the volunteers, Madsen said.

"I love that I've met the most interesting people with a variety of interests and diverse backgrounds," she said. "Volunteers are retirees, homemakers, airline pilots, retired firefighters, social workers, and school teachers during the summer, as well as high school students during their time off. Every volunteer I work with cares. They want to help others. This has been a wonderful people experience."

"My big responsibility is training, meeting new volunteers at the meals pickup point, showing them their route sheet and picking up insulated bags with meals. I ride along with them as a navigator while they drive," she said. "It's great because they may or may not be a little apprehensive, but if there is any apprehension, by the last stop, they say I want to do this."

"And the people getting meals just love to meet a new volunteer," she said "Two minutes of chatting makes a difference in their day."

Now, Madsen's looking forward to retirement and new opportunities. Her grown daughters live in West Long Branch and Bordentown. She has two grandchildren.

She plans to pursue her gardening, "reading really good novels," and walking. She wants to volunteer at Kula Urban Farm and also work on her ancestry which in her case involves a lineage from Great Britain, Scandinavia, Ireland and a few miscellaneous countries, she said.