


DISCOVERING WHAT WORKS:
 Best Practices
 from the
 Grandparent
 Family Apartments




 Katherine Martinez, Deputy Director
 Rimas Jasin, Executive Director




 was founded in 1962.




What began as a program in church basements started by volunteers grew and evolved over time to what it is today. 



Today, PSS is a multiservice agency with 40 staff operating 6 senior centers, 2 apartments, Family and Kinship Caregiver Services, and many other initiatives 

PSS directly serves about 1,000 different people every single day.



PSS's 6 Senior Centers keep older adults...

- Healthy
- Engaged &
- Connected





The **PSS Alberta L. Alston Apartments**, with 151 units, has been home for thousands of older adults over the past 30 years.



Residents of the PSS Alberta L. Alston Apartments enjoy weekly programs and activities



PSS Caregiver Services offers Family and Kinship Caregivers:

- Case Assistance
- Information & Referral
- Group Counseling & Support
- Respite services
- Education & Training



PSS VOLUNTEER Services:

Provide opportunities for people to engage and connect...

- Senior Center Help
- Advisory Boards
- Tutors
- Mentors
- Clerical Support
- etc.

Currently have 105 active registered volunteers



PSS founded and runs **Coming of Age NYC**, which helps people 50+ explore their next chapter in life.



Coming of Age NYC offers:

- Explore Your Future workshops for people 50+
- Training for nonprofit staff to work with baby boomer volunteers more effectively
- Events and Presentations on various topics





Visit www.comingofagenyc.org for more info

 A screenshot of the 'Age New York City' website. The header features the 'Age' logo and 'New York City'. Below the header is a navigation menu with links for Home, For Health Care, For Organizations, Open Houses, Our Events, About Us, and More. The main content area features a large photo of a group of older adults and a headline: 'Helping New Yorkers Age 50+ Define Their Best Chapter'. Below this are several smaller images and text blocks, including one with the heading 'What's New?' and another with 'Upcoming Events'.

And finally, there's the **PSS/WSF Grandparent Family Apartments**

 An exterior view of the PSS/WSF Grandparent Family Apartments building. It is a multi-story brick building with a modern architectural style, featuring a mix of red and grey bricks and large windows. The building is situated on a city street with a clear blue sky in the background.

There are approximately 18,000 grandparents raising grandchildren in the Bronx.

 A woman wearing a dark jacket and a headscarf stands in front of a metal fence. She is looking towards the camera. A sign is attached to the fence in front of her that reads "... luckily there's PSS". The background shows a street with parked cars and trees.

In the early 1990's, PSS was one of the early pioneers in providing services to grandparents raising grandchildren

 An exterior view of a grocery store. The store has a prominent yellow sign that says 'GROCERY' in large letters. There are other signs and advertisements on the storefront. The store is located on a city street with a traffic light visible in the foreground.

PSS Staff began working with grandparents at the PSS Davidson Senior Center.

Services included:

- Case Management,
- Benefits Assistance,
- Support Groups,

as well as regular activities of the Center.

Because many of the grandparents brought their grandchildren with them...



The senior center began offering services to the children, including after-school support, nutrition and support groups.

A vacant lot next to the senior center inspired an opportunity.



The original plan was to build a Grandparent Resource Center. This soon evolved into a Grandparent Residence.

From Kinship Resource Center to Grandparent Family Apartments

- PSS partnered with Westside Federation for Senior & Supportive Housing – which had 18 supportive housing buildings across NYC
- Began negotiating with NYCHA, HUD, DOB, etc.
- Pulled together a combination of funding: tax credit, loans, grants and donations
- Identified architectural firm to work with both PSS and WSFSSH on specific design concepts unique to kinship families
- Began identifying public support for onsite programs and services
- This process took several years before we broke ground



The PSS/WSF Grandparent Family Apartments opened in 2005

PSS/WSF Grandparent Family Apartments

- 6 story building in the South Bronx
- 40 two-bedroom
- 10 three-bedroom
- Adjacent to the PSS Davidson Senior Center

Building Amenities

- Library
- Playground
- Roof Garden
- 24 – Hour security
- Superintendent (live in)
- On Site Housing Manager
- Parking Lot



Building Amenities

- Youth Room
- Grandparent Room
- Children's Playroom
- Community Room that fits 105 occupants
- Computer Room
- Laundry Facilities on each floor



Laundry Facility On Every Floor



Hallways - wide, bright and well-lit



Grandparent Support Group Meeting Room



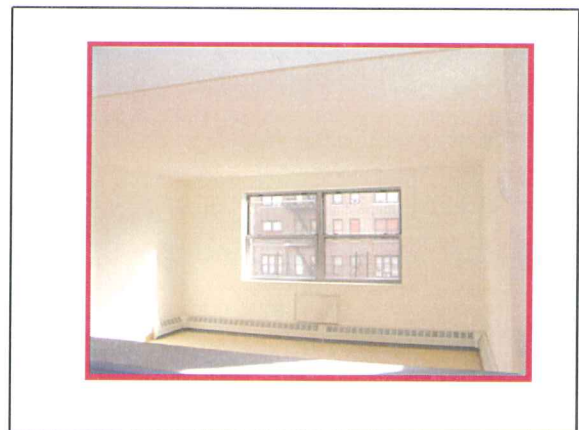
General Purpose Community Room



Apartment Features

- Cable Ready
- Emergency Pull Cords in Bedrooms & Bathrooms
- Wired for Internet Access
- ADA Compliant



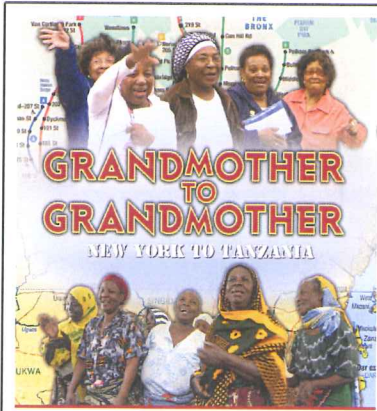


Building support staff

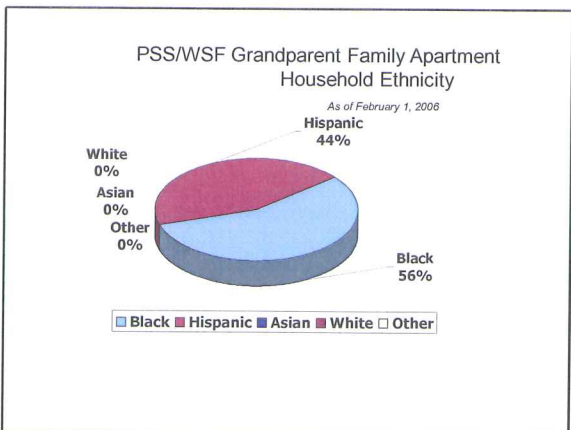
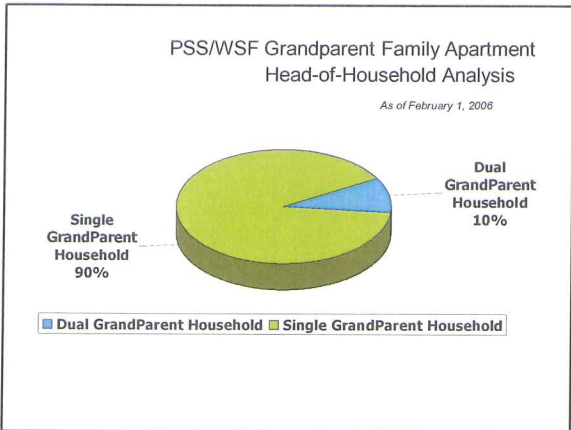
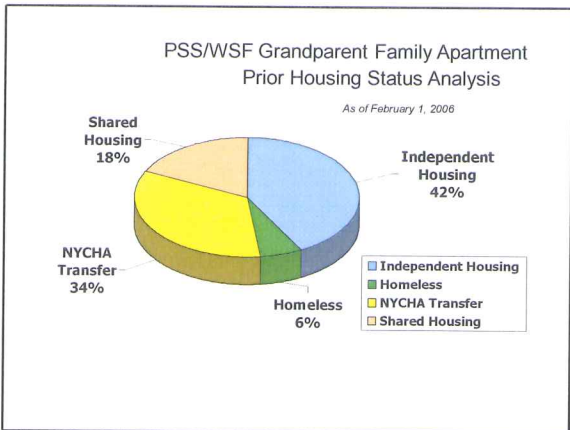
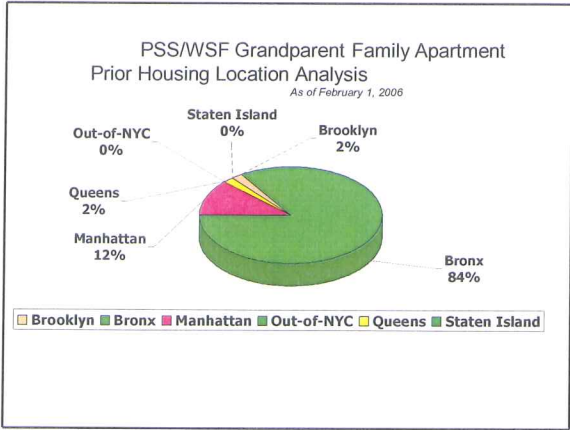
- 24 hour security desk monitor
- Live in superintendent
- Full-time onsite apartment manager weekdays
- Retail space rental, Tenant Rent, and daily building operations managed by WSFSSH

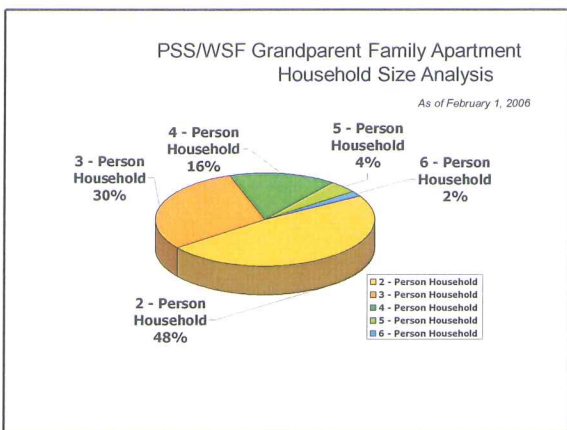
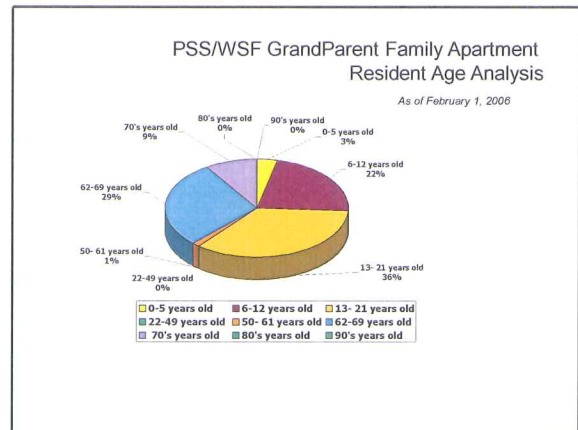
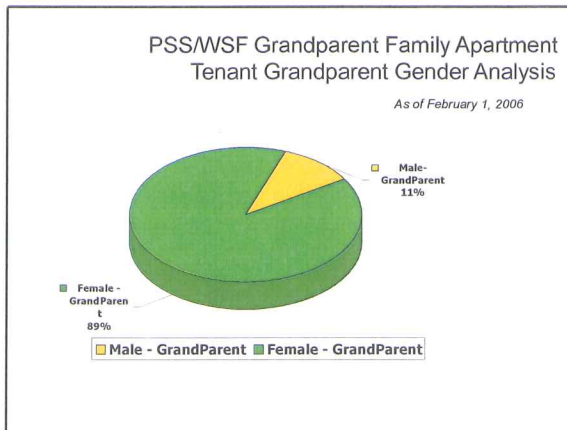
Eligibility

- Must be age 62 or older
- Must have legal custody of the grandchildren
- Must be low income (30% of income goes to rent)
- Must understand concept of grandparent housing and that alternate housing will be needed once children "age out"



Subject of an award-winning documentary

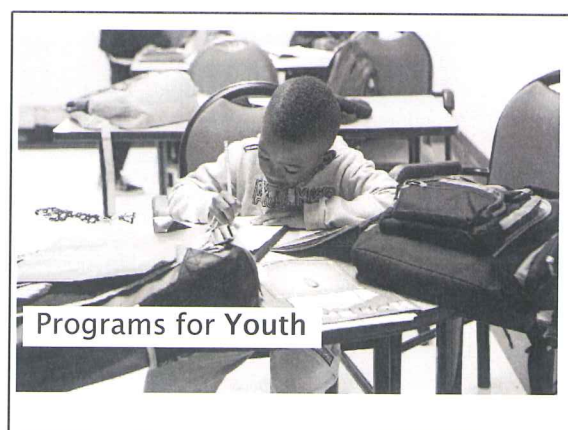
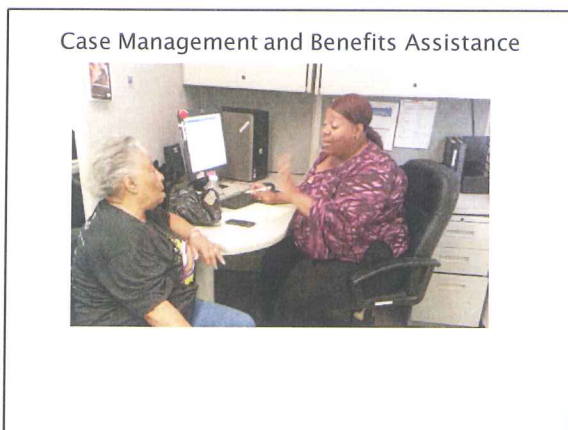




- Today, our Grandfamilies are:
For the 48 apartments currently occupied...
- 54 grandparents and 82 youth
 - 56% African American
 - 43% Hispanic
 - 5 male grandparents (9%) and 49 female grandparents
 - Average household income is \$ 18,800 – ranging from \$ 7,656 to \$ 34,000
 - 7 youth under age 13
 - 23 youth age 13 to 18
 - 52 young adults over age 19

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For the 48 apartments currently occupied...
- 7 youth under age 13
 - 23 youth age 13 to 18
 - 52 young adults over age 19
 - Household sizes:
 - 2 households with 1 resident
 - 20 with 2 residents
 - 18 with 3 residents
 - 6 with 4 residents
 - 2 with 8 residents

- ### Programs and Services for GFA Residents and Kinship Families
- Extensive and comprehensive programs and services for **both** the grandparents and grandchildren
 - Serving not only the residents but also kinship families living in nearby communities
 - Staffing consisting of manager, social workers, afterschool staff, YASP coordinator – as well as other PSS staff (Family Caregiver Services, Volunteer Services, Senior Center, etc.)
 - 6 graduate school student interns



Intergenerational Programs



Life Enrichment Program

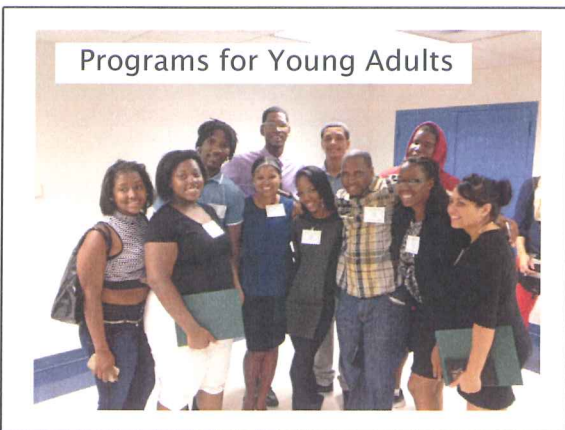
- Educational Support
- Skill Building
- Social Skill Development




Summer Camp Experience

- Typical Summer Fun
- Engaging
- Safe
- Supportive
- Life Changing Experience



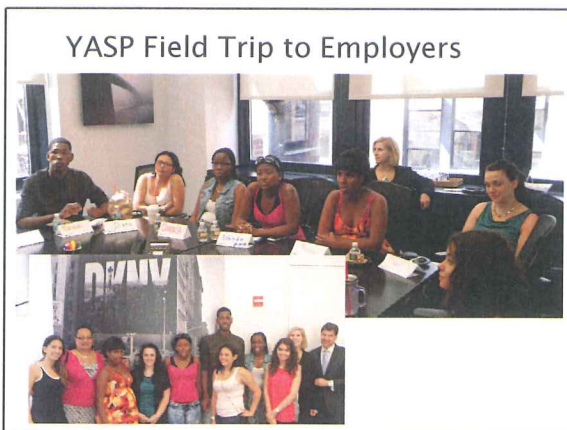
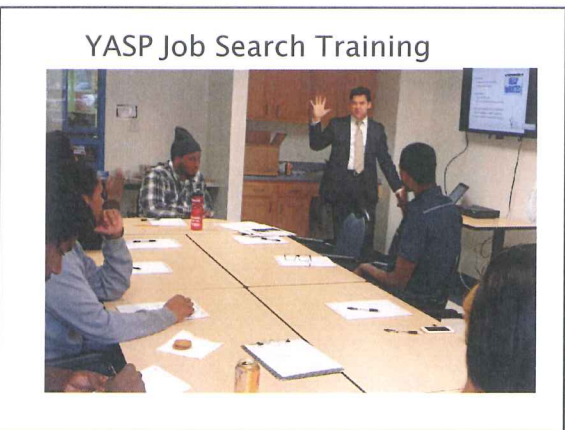


YASP



**YOUNG
ADULT
SUCCESS
PROGRAM**

- Both College and Vocational Support
- Onsite workshops
 - Field trips to Employers
 - Skill Building
- Preparation for adulthood



YASP Networking Event



YASP Facebook Page



What we've learned in the last 10 years

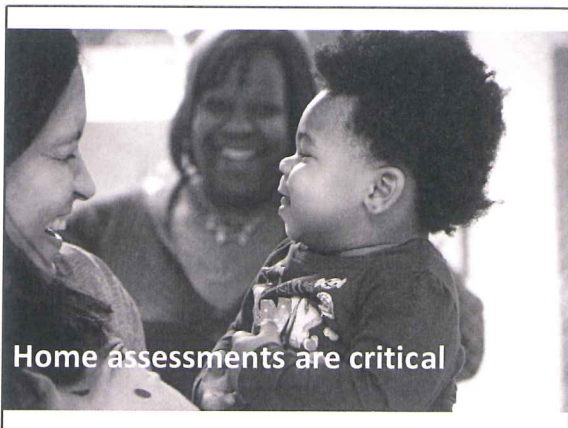


RESIDENCE DESIGN

- MORE 3 and 4 Bedroom apartments
- MORE Recreational Space (gym, backyard, etc.)
- MORE Security Systems (cameras in stairwells, etc.)
- Free Wi-Fi throughout the building

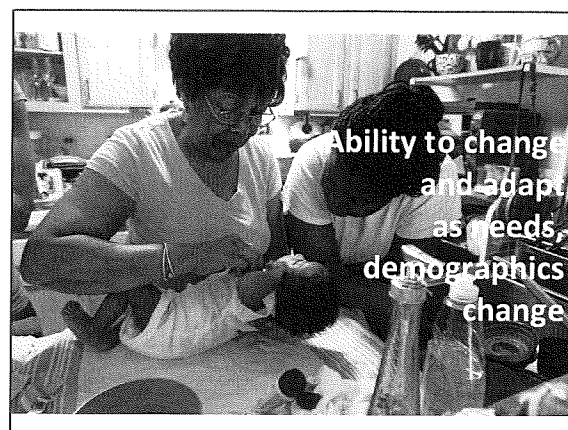
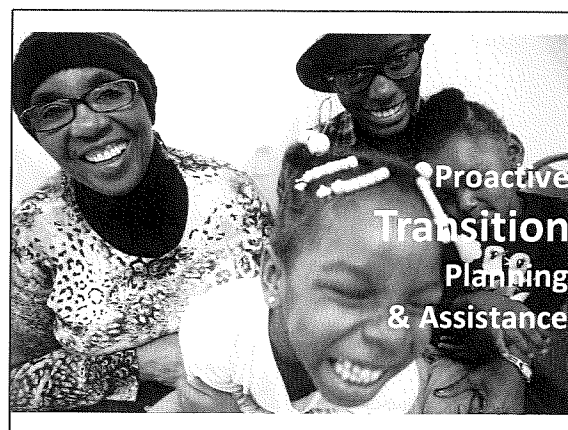
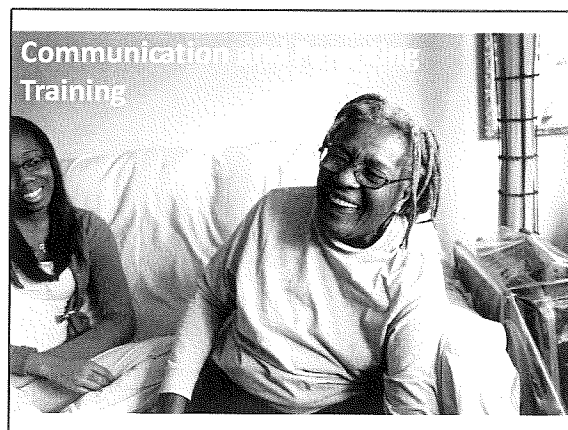
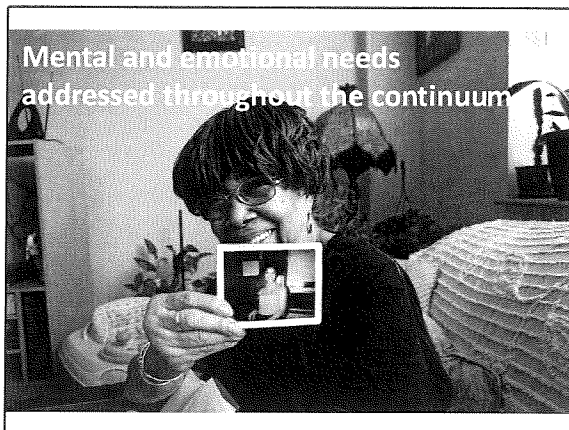


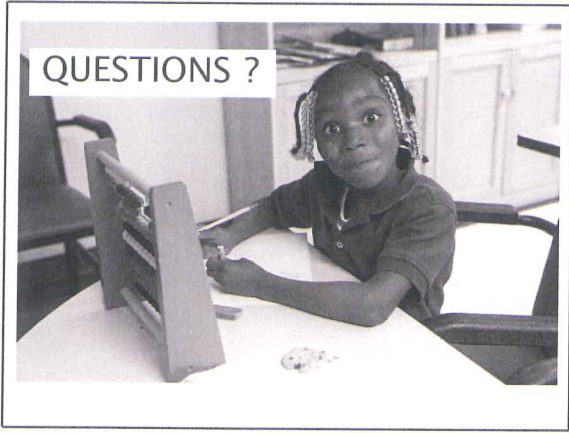
Home assessments are critical



Families need assistance from many different sources.







Contact info:

www.pssusa.org

Rimas Jasin: rjasin@pssusa.org

Katherine Martinez: kmartinez@pssusa.org