2010
ANNUAL REPORT

NURTURING FAMILIES

STRENGTHENING NEIGHBORHOODS

DRIVING CHANGE

People’s Emergency Center
Located in West Philadelphia, PEC provides housing and comprehensive on-site services to homeless families, employment services and literacy programs to low-income families, community building programs for the residents of the Mantua, Saunders Park and West Powelton neighborhoods, and policy initiatives aimed at increasing resources for homeless children and families.

PEC serves homeless families, headed by single women with young children, in a nurturing housing environment. PEC’s supportive services and affordable housing programs break the cycle of homelessness by helping families achieve self-sufficiency.

Grounded in 38 years of experience serving homeless families in Philadelphia, PEC’s programs provide approximately 150 families each year with case management, clothing, food, emergency and transitional housing, on-site child care, mental health counseling, health care services, specialized after-school, teen, and summer enrichment programs, parenting education, employment services, housing counseling, permanent housing and post-housing case management.

PEC strengthens West Philadelphia communities through projects that respond to community needs, build on neighborhood assets, expand housing opportunities, stimulate economic growth, create wealth and improve the quality of life for all residents.
Dear Friends,

We are pleased to present this report on the activities of the People’s Emergency Center (PEC) from July 1, 2009 to June 30, 2010.

In this report, we draw your attention to the accomplishments of PEC’s community development corporation, such as the opening of Bernice Elza Homes; the renovation of our main building, renamed Gloria’s Place; and the successes of our social services department, which helped 50 families secure permanent housing and 36 individuals land jobs despite a constricted economy.

We’re also pleased to report that our Digital Inclusion program solidified new partnerships with Comcast, One Economy, Local Initiatives Support Corporation, Urban Affairs Coalition, The City of Philadelphia and the Broadband Technology Opportunities Program.

PEC’s policy department developed a series of informative and thought-provoking publications, including a report on the academic struggles of homeless children attending local schools. PEC also continued to take a leadership role in the Family Service Provider Network, which has grown to incorporate 23 groups serving homeless families in Philadelphia.

This past year saw a change in leadership, with Gloria Guard stepping down as President and Sharmain Matlock-Turner stepping down as Board Chair. PEC was fortunate to have such energetic and committed leadership from them over the years and extends to them grateful thanks for their invaluable contributions.

As PEC moves through a new fiscal year, we thank you all for continuing to support PEC’s mission, and look forward to working with you in the future to nurture families, strengthen neighborhoods, and drive change.

Sincerely,

David Fryman   Farah Jimenez
Board Chair    President and CEO
OCTOBER 19, 2009: Opening of Bernice Elza Homes, six apartments for homeless teen mothers and their children. It is PEC’s first project to be rated Gold Leadership in Energy and Environmental Design (LEED) by the US Green Building Council.

JANUARY 2010: PEC begins a $1.5 million renovation project of its 3902 Spring Garden Street facility. It is renamed Gloria’s Place in honor of former PEC President Gloria Guard’s 27 years of distinguished service. Digital Connectors and Comcast partnership begins.


JUNE 6, 2010: PEC honors departing President Gloria Guard with the Imprint Award.

JUNE 30, 2010: The PEC Board appoints Farah M. Jimenez as President and CEO of PEC.

FROM JULY 1, 2009 TO JUNE 30, 2010 PEC:
• Provided 56,145 nights of housing and 95,214 meals
• Provided case management to 272 households from emergency shelter, transitional housing, and permanent housing.
• Completed 14 commercial façade projects along the Lancaster Avenue commercial corridor.
EC makes a difference by coupling housing and services.

Last year, hundreds of homeless women and their children, like Robin’s family (see next page), turned to PEC for help in the midst of personal crisis. Some came to us displaced by a fire or escaping domestic abuse; others because of lost jobs or eviction. No matter how these families were affected, PEC offered support and guidance in a safe and nurturing environment.

PEC provided emergency and transitional housing for 347 individual women, teen girls, and children during fiscal year 2009–2010. These families received guidance, counseling, and links to other resources from experienced, compassionate staff. Case managers guided mothers through determining goals and action steps for their own individual service plans, covering housing, counseling, education and employment objectives. Teachers, counselors and residential aides supported service plans with parenting, education, employment and lifeskills programs.

With this guidance and access to on-site social services, these families moved from emergency to transitional housing in preparation for permanent housing. More than one-quarter of the families that PEC served—a total of 50—moved into permanent housing by the close of the fiscal year.

Some families with special needs continued to use PEC’s services while living in affordable housing like Bernice Elza Homes (see page six). During this fiscal year PEC provided case management, assistance obtaining external services, and connections to PEC programs for 98 special needs families in affordable housing. Their families remained stable and they became active members of our community.
Robin came to PEC in January of 2003, as a result of an apartment building fire. She and her family lost everything. Without renter’s insurance, or a substantial “rainy day” savings, there was no safety net to catch Robin’s family. Then, a friend told her about PEC’s emergency housing and programs for families without a home.

“It was a big adjustment,” Robin said, “Going from our own place to a shelter. I couldn’t cook for us anymore. But, at least we were in a safe, warm building and my mother, my son and I were able to stay together. Everyone was very helpful and made us feel so welcome,” she added.

Within three months, Robin and her family moved to Rowan House (see page six). Robin’s son attended PEC’s Parent-Child Education Program’s after-school program and evening program. PEC staff helped his mother enroll him in a summer camp at a local community center as well.

While at PEC, Robin also took advantage of PEC’s Job Opportunities and Business Skills Program. Although she was already a Certified Nurses’ Assistant and had worked for a local nurse staffing organization for two years, Robin wanted to enhance her skills with a basic knowledge of computers. She attended PEC’s Computer Literacy classes on-site, in the evenings after work.

Seven years passed, and despite reduced hours during the economic recession Robin notes, “We still live in the PEC neighborhood, and we’re doing well. My son and I are on the computer every day, looking for scholarships for him. He’s been accepted to three colleges.”

In the past year, Robin attended PEC’s financial literacy workshops for the community to learn more about budgeting and savings programs. Robin’s son is about to graduate from Mastery Charter School. His favorite subject is math and he is also the captain of his lacrosse team. He intends to study communications or broadcast journalism in college.
The inspiration for Rowan House came from Rena Rowan Damone, famous fashion designer, businesswoman, and philanthropist. In 1995, she donated $1.5 million to PEC to create Rowan House through the Rena Rowan Foundation for the Homeless. This fiscal year Rowan House (operated by PEC) provided transitional housing to 134 women and children.

The force behind Bernice Elza Homes was a powerful one of a kind collaboration between PEC, the neighborhood, homeless families and the University Of Pennsylvania School Of Design’s Center for Innovation in Affordable Housing Design. The goal was to create a living space with input from young mothers experiencing homelessness, neighborhood residents, designers and PEC staff that also responded to environmental concerns. In addition to addressing the needs of an underserved-population, Bernice Elza Homes was recognized by the US Green Building Council with a Gold LEED rating for its proximity to a variety of public transportation, use of locally-sourced materials, and that all units were equipped with programmable thermostats and energy-efficient appliances, windows and insulation.

An audience of major Philadelphia dignitaries, including Mayor Michael A. Nutter and Councilwoman Jannie Blackwell, joined PEC’s former president Gloria Guard to dedicate Bernice Elza Homes on October 7, 2009. The Homes, a six-unit affordable rental housing building for teen mothers aging out of foster care and their children, was named for Blackwell’s mother, Bernice C. Brooks, and Guard’s mother, Elza Marques Guard.
Parent-Child Education Program

A critical part of PEC’s continuum of services, the Parent-Child Education Program (PCEP) offered parenting classes, educational activities for children under age five, and life skills workshops for mothers Monday through Thursday from 10:00am through 2:30pm.

Designed to increase parenting knowledge, improve parenting skills and parents’ confidence, create opportunities to educate and nurture children, and promote healthy interaction between parents and children, PCEP empowered homeless families to overcome barriers to self-sufficiency. PEC teachers worked closely with case managers and residential staff to support the mothers’ individual support plans. Staff and volunteers provided positive recreational and educational programming for children. Experienced counselors and facilitators conducted parenting and life skills workshops for mothers. They also supervised parent-child interaction, assessed the families’ needs and progress towards goals, and provided coaching. The result for 49 families: more positive communications between parents and children, increased self-esteem of all family members, achievement of developmental benchmarks, a decrease in behavioral issues, and better program and work attendance.

Out-of-school-time programs

PEC teachers and volunteers provided afterschool programming for 29 school-aged homeless and formerly homeless children with daily homework assistance, tutoring, and creative expression. This program operated every Monday through Thursday from 3:30 p.m. to 6:15 p.m. PEC also provided a summer enrichment program for 22 children of residents and program graduates. This program strengthened homeless and formerly homeless children’s social and educational development while providing enriching and recreational activities while school is out. Teachers and volunteers presented academic enrichment with reading sessions, reviews of math and geography, and educational games. Summer enrichment operated for ten weeks during summer recess (June to August), Monday through Friday from 10:00 am to 3:00 pm. PEC also offered the opportunity for many children to attend external day camps, to go swimming and to play outside in its playground.
Employment services

PEC’s Job Opportunities and Business Skills (JOBS) program helped parents transition from welfare to work by teaching job skills. Employment case managers and teachers introduced participants to the culture of work, arranged critical work experiences, and addressed the underlying factors that previously prevented participants from securing and maintaining employment.

JOBS also provided opportunities for improving literacy levels, obtaining General Equivalency Diplomas, and accessing job specific skills training. Also, to help participants advance to a living wage along an upward career path, PEC provided an environment that encouraged continued education. During the 2009-10 fiscal year, 41 participants achieved one or more major goals: they completed vocational training, received their GED, or secured employment.
Fourteen businesses participated in PEC’s Façade Improvements Project this year. The project targeted the 3900 and 4000 blocks of Lancaster Avenue, which are the heart of the business district PEC targets, have the lowest vacancy rate, and were identified by residents and business owners in the neighborhood plan as primary areas to focus any improvements. As a result, nearly all of the occupied commercial storefronts on the 3900 block of Lancaster Avenue renovated their facades in the last five years. This activity leveraged ongoing investments made by PEC, other grant makers, and private stakeholders. The total budget for this project was $320,000, which included resources from the Commerce Department of the City of Philadelphia, Local Initiatives Support Corporation (LISC), the Pennsylvania State Main Street program, and business owners.

Business highlight

A Fresh Face

Fresh Donuts at 3912 Lancaster Avenue was the first to complete its façade during this past year. This project inspired the owners of Fresh Donuts to also completely renovate the interior retail area of their store on their own, which prompted customers to note that Fresh Donuts is like a “new store” on Lancaster Avenue.
Digital Inclusion

From July 1, 2009 to June 30, 2010, 78 students participated in PEC’s Sixth Grade Stars and Teen Technology/Digital Connectors Program, where they learned computer skills, received Cisco training, and completed a website for local businesses, www.lancasteravephilly.com, as part of their community service. PEC worked with a number of new partners, including Comcast and One Economy, to bring innovative curriculums to teens throughout Philadelphia. Since 2003, the Digital Inclusion program has served 1,172 local teens, like Breanna (see below), sixth grade students and community members.

Meet Breanna, Digital Connector

Breanna joined PEC’s Digital Connectors as a 17-year-old senior from Girard College High School. She impressed her PEC instructors with her dedication to learning and giving back to her community. PEC’s Digital Connectors classes exposed Breanna to training in leadership, financial literacy, media literacy, and Cisco IT Essential, all in one intensive program. She excelled in all of the modules.

Giving back to the community is typical of Breanna. Before joining PEC’s Digital Connectors, she helped start a recycling program at her school called Green Initiative, ran a food drive for needy students and a local shelter, and mentored elementary students. Through Digital Connectors, she and two other students created a business profile for Powelton Pizza for the Lancaster Avenue Community Directory website.

But back in Breanna’s neighborhood, adults and youth alike wanted to learn more about computers, but lacked an instructor, classroom and equipment. Breanna announced her plans to use the technical knowledge gained from Digital Connectors to deliver her own computer class in her neighborhood. Breanna noted that with continued guidance from the PEC Digital Inclusion team, she plans to deliver a 10-session curriculum to help increase computer literacy and broadband awareness within her neighborhood.
PEC spearheaded a project with our Family Service Provider Network partners and government agencies that resulted in the publication of *Philadelphia Children and Youth Experiencing Homelessness: Practical Strategies for Action*. The report showed that:

- The number of homeless children under the age of 17 in Philadelphia grew from 3,433 in 2008 to 3,582 in 2009—a four percent increase.
- There was a marked increase—12%—in the number of very young children (age four and under) who were homeless in Philadelphia between 2008 and 2009 (from 1,493 to 1,668 children).
- In total, 46% of the approximately 5,000 children served in emergency and transitional housing in Philadelphia in 2009 were under the age of five.
- Of homeless children tested for lead levels, 6.9 percent of them had high lead levels. This is more than twice the rate of high lead levels of all children tested in Philadelphia.

The report provided information on key health and welfare issues and made targeted recommendations for change, such as new policies mandating that every child receive a screening for developmental and emotional health, which the city implemented after the close of the fiscal year. PEC led the development of the recommendations, organized and managed focus groups, and shared the recommendations prior to publication with the City of Philadelphia’s Deputy Mayor for Health and Opportunity, and the Director of the Philadelphia Office of Supportive Housing.
PEC Funders

During the last fiscal year, PEC worked with community members, donors, foundations, government agencies, the business community and volunteers to help ensure that its families and its neighborhood have access to the services, housing, income assistance, and education necessary for achieving and maintaining independence.

Cornerstone Supporters
Rena Rowan Foundation for the Homeless
United Way Donors
United Way of Southeastern Pennsylvania
Community Impact Fund

Major Foundations
Berwind Fund
Coltman Family Foundation
Curaterra Foundation
Samuel S. Fels Fund
Homeless Assistance Fund, Inc.
Independence Foundation
The Pew Charitable Trusts
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Keystone Foundations
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AMJ Foundation
Board of City Trusts
Central Soup Society of Philadelphia
Civic Foundation
Fox & Roach Charities
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Lincoln Financial Group Foundation, Inc
Matthews Family Foundation
Philip Devon Family Foundation
Poor Richard’s Charitable Trust
The Joseph K. Skilling Foundation
The Crawford Smith Foundation
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Silver Foundations
Macy’s Foundation
Western Association of Ladies for the Relief and Employment of the Poor

Business Benefactors
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Digitas LLC
Global Equipment & Machinery Sales, Inc.
The Hay Group
IKEA
Intech Construction
Kung Fu Necktie
McMaster-Carr Supply Company
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United Health Group
Wake Up Yoga

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Craig & Billie L. Snyder
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Christine & Paul Tufano
Urban League of Philadelphia
White Rock Baptist Church
Women’s Bridge League of Philadelphia

**Government Funders**
City of Philadelphia Department of Human Services
City of Philadelphia Office of Supportive Housing
Emergency Food and Shelter National Board Program
Mayor’s Office of Community Service
Pennsylvania Department of Education
Pennsylvania Department of Public Welfare
US Department of Agriculture
US Department of Housing and Urban Development

**CDC Funders**
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Duane Morris LLP
Federal Home Loan Bank of Pittsburgh
Lincoln Financial Group Foundation
One Economy Corporation
Pennsylvania Department of Community and Economic Development
Pennsylvania Horticultural Society
Pennsylvania Housing Finance Agency
Philadelphia Authority for Industrial Development
Philadelphia Commerce Department
Philadelphia Housing Authority
Philadelphia Local Initiatives Support Corporation
Philadelphia Office of Housing and Community Development
Philadelphia Office of Supportive Housing
Philadelphia Redevelopment Authority
State Farm Insurance Companies
TD Banknorth Charitable Foundation
Wachovia, a Wells Fargo Company

PEC is grateful to all of its dedicated and generous supporters; however, space constraints only allow acknowledgment of gifts totaling $1000 and more in this list. We apologize for any inaccuracies; please report concerns to PEC via email to pec@pec-cares.org.
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C D C
Board 2009-10

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Francis Vargas, Vice Chair
Bernadine Hawes, Treasurer/Secretary

Directors
Anjali Chainani
George Stevens
## ASSETS

### Current Assets

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<td>Cash and Cash Equivalents</td>
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<td>Accounts Receivable, Grants and Contracts</td>
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<td>Property and Equipment, Net of Accumulated Depreciation and Amortization</td>
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### Other Assets

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<td>Mortgage Receivable, Related Party</td>
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<td><strong>Total Other Assets</strong></td>
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## LIABILITIES AND NET ASSETS

### Current Liabilities

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### Other Liabilities

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### Net Assets

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<tr>
<td><strong>Total Liabilities and Net Assets</strong></td>
<td><strong>$21,368,171</strong></td>
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In PEC’s most recently completed and audited fiscal year, ending 06/30/2010, net assets increased by $4,149,195; however $3,870,904 of this amount was a result of revenue received to expend on capital projects, including the development of another 29 units of permanent housing. In accordance with Generally Accepted Accounting Principles these assets were capitalized instead of expensed. Net income from operations was $278,291, proceeds of which were invested in a board-restricted foundation to seed future development.
PEOPLE’S EMERGENCY CENTER
Sources of Income and Expenses

**Sources of Income**

- Government Contracts: 68%
- Foundations: 11%
- Corporations: 7%
- United Way: 3%
- Individuals & Groups: 2%
- Other: 9%
- Total: 100%

**Functional Expenses**

- Emergency Shelter & Services: 36.8%
- Community Development: 19.6%
- Case Management: 11.6%
- Administration: 11.2%
- Employment & Training: 10.9%
- Development: 5.8%
- Parent-Child Education: 4.1%
- Total: 100%
ADMINISTRATION
Rowan House
325 N. 39th Street
Philadelphia, PA 19104-4656
Phone: 215-382-7523
Fax: 215-386-6290

COMMUNITY DEVELOPMENT
Phone: 215-382-7523 x250
Fax: 215-689-0116

POLICY
Phone: 215-382-7523 x264
Fax: 215-386-6290

SHELTER & SERVICES
Gloria’s Place
3902 Spring Garden Street
Philadelphia, PA 19104-4655
Phone: 215-382-7523 x210
Fax: 215-349-9099

EMPLOYMENT TRAINING
Families First
3939 Warren Street
Philadelphia, PA 19104-4642
Phone: 215-382-7523 x233
Fax: 215-382-1640
Email: pec@pec-cares.org

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