



# WARRIOR VILLAGE PROJECT

The Bugle: Vol 2, Issue 3, March 2020

[www.WarriorVillageProject.com](http://www.WarriorVillageProject.com)

## PROGRESS REPORT

It was another great month for our Project!

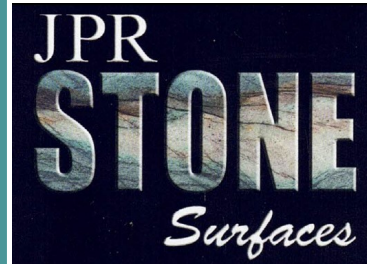
The business community continued to step forward to support our students and our veterans:

- JPR Stone Surfaces donated granite cutting and polishing services.
- Arizona Tile donated tile products.
- Classy Closets donated two custom closets.
- Fan Diego donated two ceiling fan/lights.

Brandon Dominick and Mike Baskin from [California Baptist University](http://CaliforniaBaptistUniversity.com) visited SMHS on March 6 to kick off a project to develop construction management tools for us.

On March 12, Doug Willams of [WillCalc](http://WillCalc.com) came to SMHS to advise us on Title-24 Building Energy Efficiency Standards.

Kate Monaghan of [Classy Closets](http://ClassyClosets.com) met Melvin Hardy and Chris Geldert on March 13 to take measurements and discuss the design of the custom closets Classy Closets is donating to our Project.



19 February 2020

JPR Stone Surfaces donates granite services.

[See more](#)



21 February 2020

Arizona Tile donated tile products.

[See more](#)



13 March 2020

Classy Closets donated 2 custom closets.

Life.Organized.

[See more](#)



19 March 2020

Fan Diego donated 2 ceiling fan lights.

[See more](#)

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## FUTURE EVENTS

Visit our Website:

[WarriorVillageProject.com.](http://WarriorVillageProject.com)

## VIP PROFILE: Mia Roseberry, Steve Roseberry and Robert Gough

[Wounded Warrior Homes, Inc.](#) (WWH) was co-founded by Mia and Steve Roseberry. Mia serves as Executive Director and is a non-voting member of the Board of Directors. Steve is an active member of the Board of Directors. Mia and Steve have served in these roles since WWH was founded in 2009.

Mia has a background in Special Education with emphasis in Moderate to Severe Disabilities. Additionally, she has further education and certificates in non-profit management and planned giving, interpersonal communications for fundraising and developing major gifts. Mia is also co-owner of a house inspection service with her husband, Steve.

Wounded Warriors Homes is active in the community as a member of the San Diego Veterans Coalition, Oceanside Chamber of Commerce, Vista Chamber of Commerce, and the Carlsbad Chamber of Commerce. Mia is a past board member for the North San Diego Real Estate Investors Group. She is a 4th generation descendant of U.S. Marines. Mia worked as an Emergency Medical Technician and retired after years as a special education teacher.

The survivor of a horrific childhood automobile accident that left her with permanent hearing loss, Mia understands first-hand about the effects of mild Traumatic Brain Injury and the effort that it takes to return to a normal life.



Steve co-founded WWH because he shares Mia's passion for supporting the military community. He has 20+ years of expertise as a licensed residential contractor and home inspector. He's a Certified California Real Estate Inspection Association (CREIA) Inspector, the highest certification in the home inspection industry, and is a member of CREIA (past-president of the North San Diego/Temecula chapter), the North San Diego Real Estate Investors Association, and the San Diego Creative Investors Association.

A Del Mar native, Steve is an active community volunteer whose activities outside of Wounded Warrior Homes include the Susan G. Komen Breast Cancer 3-Day (volunteer for the past five years), Vallecitos Spurs Gymkhana Club (snack shack manager for 11 years), and Teddy Bear House (project manager of the revitalization project).

We became acquainted with WWH through Robert 'Bob' Gough, President of the WWH Board of Trustees. Lisa Stout of [The San Marcos Promise](#), told me that I should attend a Ribbon-Cutting Ceremony for the renovated Veterans Center at Cal State University San Marcos on October 10, 2019. I had read about the good work that WWH was doing for our veterans. Bob was wearing a WWH name tag, so I approached him and introduced myself. We started talking about how we could work together to help our veterans. The plan came together, and Bob worked to make it happen.

Bob is a self-employed architect with a professional background in residential projects, local planning, zonal laws and building ordinances, as well as design and construction. He has also founded companies in graphic design and advertising communications. Before joining the board of WWH, Bob provided the architectural design that connected the Harvest House (addition) to the existing WWH residence on York Drive in Vista. He has also volunteered with several other non-profit organizations in the San Diego.



L to R: Kiara Hiatt, Erik Schwartz, Bill Bradford, Mia Roseberry and Jennifer Ruder.



L to R: Steve Roseberry and Bob Gough review Michael E. Robinson's cottage site plan.



L to R: Bob Gough and Steve Roseberry stand 'inside' staked out future WWH cottage.

SCHOOL PROFILE: San Marcos High School

COVID-19



## CONSTRUCTION UPDATE

On February 24, Melvin Hardy and Jennifer Ruder, our Interior Design team from Palomar Cottage, visited SMHS to see our cottages and the space they had to work with as Designers.



During a Saturday work session on March 7, Rick Hoehn and Rick Millwee, owner of RM Plumbing Inc., started installing the Drain-Waste-Vent (DWV) system for our cottage for [Wounded Warrior Homes](#). Rick and Rick taught Students Ronan Nayak and Carston Wellong how it is done so that they could lead other students in the installation of the DWV plumbing on our second cottage.



We knew that our productivity would be slowed occasionally by rainy days. In March, we were impacted by atmospheric rivers sweeping through San Diego County. But, Chris Geldert was prepared with tarps and floor fans blowing in each cottage to keep our students dry. Our friends in Colorado Springs have to contend with snow flurries and drifts. We are lucky to be building in Southern California!

We have undertaken a difficult project, doing something that we have never done before, learning and adapting along the way. We had a plan, and were executing as well as could be expected, given the challenges and hurdles we have had to overcome. We expected to be slowed down by rainy days.



But, we didn't plan for the Coronavirus. As Helmuth von Moltke the Elder, Chief of Staff of the Prussian army before World War I, said, "*No battle plan survives contact with the enemy.*" What did our veterans do when they faced a challenge? They stood their ground, they improvised, and they persevered. We will figure out how to maintain our progress until COVID-19 is vanquished. Our veterans deserve nothing less. Toby Keith's ['American Soldier'](#) says it best!

## PARTNERS: Wounded Warrior Homes, Inc.

**It is official: we will be installing our first Warrior Village Project cottage at a [Wounded Warrior Homes, Inc.](#) residence in the unincorporated area of Vista, enabling Wounded Warrior Homes to provide services to more Veterans.**

Wounded Warrior Homes was founded in 2009 by Steve and Mia Roseberry, after being challenged as entrepreneurs to give back to their community. They were already giving back in many smaller ways and decided to go bigger! They were aware of the challenges facing many post 9/11 Veterans in transition with the “invisible wounds of war”. Due to their “invisible” injuries, Vets were unable to land a job and were effectively homeless. So Steve and Mia offered to let some of them stay in their home temporarily. In talking with them, the Roseberry’s learned of the challenges these Marines were facing caused by Post Traumatic Stress Disorder (PTSD) and/or Traumatic Brain Injury (TBI). Mia and Steve decided to do something about it, and founded [Wounded Warrior Homes, Inc.](#) (WWH).

The mission of WWH is to provide affordable transitional housing and a program of resources that allows these Veterans a path from active duty to civilian life. Sounds simple. Key to the mission is securing housing, and to that end WWH has opened three private residences with safe, private rooms for thirteen resident Vets who share cooking, living, bath and dining areas. The program is on a month-to-month basis. The Vets are committed to being free from addictions. WWH is one of the only programs in San Diego County that has a drug-free and alcohol-free program that also supports Veterans no matter what their separation status, on a case-by-case basis.

The Vet must be committed to do the hard work of preparing a personalized life plan, all under the guidance of a case manager. Together, they work through all aspects of transitioning to civilian life, including independent living skills, financial planning, education opportunities and/or career guidance, VA benefits, and more. All this is offered at low to no charge until the Vet secures benefits or employment. At that time, he pays what he can afford. Most residents do not require two years that the program offers, and as they near becoming ready to depart, WWH helps with housing searches, regular follow up on how they are doing, and more. Additionally, Wounded Warrior Homes’ food pantry is open to Veterans and their families who require financial assistance. Many, including our resident Vets, require service dogs, so WWH works with Helen Woodward’s Animeals program to help supply healthy dog food for their dogs.

The board of directors is small but highly qualified and dedicated to the mission. Three board members are professionals in the area of brain injury and PTSD. Two of them are Vets. Another is a licensed clinical psychologist, and two others are licensed professionals in the building trade. The staff is equally small, dedicated and qualified, with Veterans and Veteran spouses managing the houses, keeping track of the financials, working daily with our residents, organizing fund-raising events, and so much more.

The need is great in San Diego for transitional housing for Veterans with “invisible” wounds. Imagine if you were injured and returning home from overseas after protecting the freedoms of those at home, only to be confronted with living independently in an unfamiliar civilian world. You might end up homeless! The Vision of Wounded Warrior Homes is to provide a compassionate transition experience into a successful life for Veterans after their military service. *“Having a place to call home while you transition from green to grey is one of, if not the most important, assets to the service member...providing them with occupational therapy and job specific skills is how we take (returning) soldiers and give them the tools needed for a bright future.”* - Chase Weston, Spec 4, US Army, Ret.

**Wounded Warrior homes is working to raise \$30,000 to pay for the site work and fees to install our cottage in Vista. Please help us by making a donation to [Wounded Warrior Homes, Inc.](#)**

- **You may donate online through this link: [Wounded Warrior Homes](#). When you donate online, please ‘Leave A Comment’ indicating that your donation is for the Warrior Village Project.**
- **If you donate by Check: Mail your check, made payable to [Wounded Warrior Homes, Inc.](#) to:  
Wounded Warrior Homes, Inc.  
1145 Linda Vista Drive, #104  
San Marcos, CA 92078  
Please write on the check’s Memo Line that your donation is for the Warrior Village Project.**

## SPONSORS

The Warrior Village Project is a community effort. To succeed, we need financial support. We have been receiving a tremendous response to our pleas for help from individuals and businesses.



Ferguson donated 2 beautiful vanities for our cottages. However, one of them, with a granite top, was too big for our compact bathroom. We could use the granite top on the other vanity if we could get it cut to size and polished. Project volunteer Bill Bradford talked to Juan Pacheco, owner of [JPR Stone Surfaces](#). When Bill explained to Juan that the granite was for the Warrior Village Project, Juan quickly volunteered to cut and polish the granite for free. If you have ever paid for granite work, you know what a generous offer this was. As a result, we will have a beautiful, top-of-the line vanity with an expertly crafted granite top in one of our cottages. Thank you Juan for supporting our troops and our students!

When I go into a business to ask for help for the Warrior Village Project, I never know what kind of response I will receive. Businesses are inundated with requests for donations, and they can't possibly accommodate every request, no matter how worthy the cause. So, it is always nice when an Owner or Store Manager responds enthusiastically to my request. That was the reception I received from Tony Sparrow, Branch Manager of [Arizona Tile in San Marcos](#). I had contacted him by email in advance, and he was anticipating my 'elevator pitch'. He was quick to donate tile products to our Project, and he was eager to share his tile expertise with our students from Palomar College and San Marcos High School. Thank you Arizona Tile for your support!



[Classy Closets of San Diego](#) has been serving the San Diego area for many years, organizing and perfecting customers' current homes, their future homes, and even their businesses. Our veterans will have beautiful, efficient, custom closets thanks to the generosity of Classy Closets owners Kate Monaghan and Gary Pavitt. Kate is working with our Palomar College Interior Design students, Melvin Hardy and Jennifer Ruder, to maximize the functionality and appearance of our custom closets. So long ugly GI foot lockers!

Life. Organized. That is what Classy Closets of San Diego promises you. Stop by Classy Closets' showroom in San Marcos at 242 Bingham Drive #102 to browse their selection of closets, cabinets, laundry rooms, and more! You will be awed by how beautiful a closet can be!

I have shopped at two of [Fan Diego's](#) four stores, so I know what a great selection of fans and lights they carry. I have also experienced the great service that Fan Diego associates provide their clients. So, I just knew that she would say yes when I asked Jessica Cooper, Manager of the [Fan Diego store in San Marcos](#), to donate ceiling fan/lights for our cottages. And, my instincts were spot on!

Jennifer Ruder and Melvin Hardy, our Interior Designers from Palomar College, will be getting Jessica's help to select the right Fan Diego fans for our cottages. When you need help selecting the perfect ceiling fan for your home, stop by and tell Jessica how much you appreciate Fan Diego's support for the Warrior Village Project.



## DONATE TO THE WARRIOR VILLAGE PROJECT

We can provide truly affordable, permanent housing. But, we can't do it for free. To succeed, we need financial support. The materials required to build our cottages cost about \$25,000 per cottage. The cost of installing a cottage as an Accessory Dwelling Unit will depend on the home site. But, it should cost about \$25,000 per cottage. Hence, we can provide permanent housing for a veteran or a couple for about \$50,000. This is a bargain compared to the cost of other 'affordable' housing projects. "In 2016, it cost an average of \$425,000 to build one unit of affordable housing in California, according to the Turner Center" (*Los Angeles Times*, April 16, 2018).

**Donors who wish to donate for the construction of our first two cottages can make a contribution through our fiscal sponsor, [The San Marcos Promise \(https://thesanmarcospromise.org/donate/#ways-to-donate\)](https://thesanmarcospromise.org/donate/#ways-to-donate), a 501(c)(3) nonprofit.**

- **Online Donations:** When you donate online, please '*Leave A Comment*' indicating that your donation is for the Warrior Village Project.
- **Donations by Check:** Mail your check, made payable to The San Marcos Promise, to:

The San Marcos Promise  
255 Pico Avenue, Suite 103  
San Marcos, CA 92069

Please write on the Check's Memo Line that your donation is for the Warrior Village Project.

If you would like more information on the Warrior Village Project and our Partners, please visit our website, [WarriorVillageProject.com](http://WarriorVillageProject.com), or send an email to [Mark.L.Pilcher@gmail.com](mailto:Mark.L.Pilcher@gmail.com).

*Please help us to provide affordable, permanent housing for homeless veterans while training the next generation of homebuilders.*

## PROJECT CONTACTS

Volunteer.....	Mark L. Pilcher .....	760-666-0077 ...	<a href="mailto:Mark.L.Pilcher@gmail.com">Mark.L.Pilcher@gmail.com</a>
BIA San Diego County.....	Mike McSweeney ...	858-514-7004 ...	<a href="mailto:MMcSweeney@biasandiego.org">MMcSweeney@biasandiego.org</a>
BITA Program Director .....	Jill Herman .....	916 412-7118	<a href="mailto:JHerman@mychf.org">JHerman@mychf.org</a>
SMHS BITA Instructor .....	Chris Geldert.....	760 390 2388 ..	<a href="mailto:Chris.Geldert@SMUSD.org">Chris.Geldert@SMUSD.org</a>
SMHS Assistant Principal..	Barry Zeait .....	760-290-2204 ..	<a href="mailto:Barry.Zeait@SMUSD.org">Barry.Zeait@SMUSD.org</a>
The San Marcos Promise ..	Lisa Stout.....	760-290-2373 ..	<a href="mailto:Lisa@TheSanMarcosPromise.org">Lisa@TheSanMarcosPromise.org</a>

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