

**FINAL REPORT OF DISTRICT 20 LT. GOVERNOR  
PETER T. TRIANTAFYLLOS  
JUNE 25, 2006**

**AHEPA Senior Housing**

As I reported to you at last year's convention in Anaheim, I was proud to announce that the AHEPA family in Arrowhead Chapter #302 (San Bernardino) has received HUD 202 approval for our 1<sup>st</sup> Senior Housing Project in District 20. This site is 3-plus acres located in San Bernardino, California approximately fifteen (15) minutes from St. Prophet Elias Greek Orthodox Church. The new senior housing complex will consist of ninety (90) units.

On a few occasion, I've spoken with the project architect regarding the status of the drawings for the project. There have been ongoing plan review meetings with the building officials of San Bernardino. As required by AHEPA Housing Corporation, Inc. guidelines, a non-profit corporation need to be formed by Arrowhead Chapter #302 in October, 2005 with Dr. Tony Theodorou elected as the Board of Director Chairman.

The Board of Director's received approximately in November, 2005, their conditional-use permit from the City. As of December, 2005, HUD has released approximately 80% of the funds to the Chapter which equates to approximately \$300,000.

At the time of this report, finals plans were being prepared by the architect to be present for review and approval by the San Bernardino Planning Commission. After approval, the contractor will be giving his final numbers for the construction of the ninety (90) unit complex. A final HUD application will completed and sent to HUD by the Board of Directors. The review process will take approximately thirty (30) days. If final approval is given, the ground breaking will take place either in late May or mid-June of this year. The Board of Directors will be sending a formal invitation to our Metropolitan Gerasimos of San Francisco when the actual ground-breaking will take place. It would take approximately 12-15 months for construction. [\(Other chapters interested are Palm Desert, Santa Barbara, and Salt Lake City\)](#)

The Chapter has risen on it own approximately \$70,000. This money is being used to pay its monthly commitment of approximately \$2,900 per month. The expected closure is scheduled around the 2<sup>nd</sup> quarter of this year (2006). As brothers and sisters of the District, we must support this Chapter in upcoming fundraising events so they can continue to meet their commitment.

As mentioned in the latest edition of El Camino Real, the Arrowhead Chapter # 302 has taken title and possession of the property in March, 2006. This was made possible by the City of San Bernardino Redevelopment Agency by giving them a interest free loan for the purchase price of \$ 840,000 which will be paid back once HUD funds are received.

The final plans have been submitted to the City Planning Department for approval and to the General Contractor for bidding. HUD's final should already been given, with construction starting approximately 30 days later.

## Liaison Report

Events I attended as your Lt. Governor in 2005 & 2006 are:

- **October 1, 2005** – BBQ at St. Demetrios Greek Orthodox Church sponsored by the AHEPA Family of Ventura. Half of the proceeds were earmarked for the Building Fund and the other half for the Chapter's scholarship fund. I want to commend Lyle Hochberger and the host chapter for the great food and ambience.
- **October, 16, 2005** – Afternoon luncheon and reception welcoming our new Council General of Greece to Southern California at Dr. Jim Dimitriou's residence in Rancho Palos Verdes, CA
- **October 22, 2005** – Travel to Beehive Chapter #146 in Salt Lake City, Utah initiating four (4) new brothers to the Order of AHEPA. That same evening I had the privilege of attending a banquet hosted by Chapter #146 for these new brothers at St. Prophet and Elias Greek Orthodox Church. I commend the Chapter's President for putting on a wonderful event. The food and fellowship was excellent.
- **December 2, 2005** – Annual Rose Bowl Chapter #373 Pasadena Christmas Party at Beckham Bar and Grill.
- **December 8, 2005** – Attended the annual Santa Barbara Christmas Party at Mimosa Café in Santa Barbara, CA. It was my privilege of presenting AHEPA Certificate of Merit to Dr. Jim Brown, Chapter President and Fr. Paul Paris, Pastor, St. Barbara Greek Orthodox Church. The food and fellowship was great!
- **December 15, 2005** – Attended the annual Arrowhead Chapter #302 Christmas Party at St. Prophet and Elias Greek Orthodox Church in San Bernardino, CA. It was my privilege to have a member of the Board of Trustees Steven G. Tripodes accompanying me and initiating one (1) new brother to the chapter. I want to commend The AHEPA Family in San Bernardino, CA for the invitation. The food and fellowship was great!
- **January 29, 2006** - Mid Year Conference, Tucson, AZ
- **February 19, 2006** – Visitation with the Rose Bowl Chapter # 373, St. Anthony's Greek Orthodox Church with a luncheon honoring our District Governor George Makris.
- **March 5, 2006** – Visitation with the Arrowhead Chapter # 302 San Bernardino; Initiated (3) new brothers to the chapter.
- **May 9, 2006** – Visitation with the Beehive Chapter #146. The lunch and fellowship was great!
- **May 17, 2006** – Visitation with the Las Vegas Chapter # 314 at OPA's Greek Restaurant. The food and fellowship was great!
- **June 2, 2006** – Visitation with the Long Beach Chapter # 342, Neptune Chapter # 233 (San Pedro) and South Bay Chapter # 426 at Ecco's Pizza (Long Beach, CA)

I would like to thank our host Pantele & Jim Xanthos for their hospitality and great food!

Our biggest problem throughout the District is maintaining active members & chapter support for the District Lodge. The membership does not like to come to chapter meetings and scheduled events hosted by the District and their own chapter. Example, the 2006 District Convention at the time of preparing this report, the numbers is very low. Local Chapters are not sending the necessary documents to our District Secretary or sending people to the 2006 District Convention. The convention committee and it team of hard working members headed by John Kopatsis has worked extremely hard. **The lack of support is amazing and disappointing.**

**Therefore, I ask the question to everyone, is there apathy throughout the District? In my opinion, I believe so.**

In closing, I would like to take this time to thank all my Brother AHEPANS for letting me serve you as your District Lt. Governor this year. It was my pleasure doing so. **Also, I would like to this opportunity to thank the San Fernando Chapter # 412 for taking on this task of putting on an excellent convention!!!!!!!!!!!!!!!!!!!!!!**

As you all know, we are volunteers in this organization. Every officer has a professional life, therefore each chapter should respond in kind to their liaison representative when possible. For us to be volunteers, we care about our AHEPA FAMILY.

Fraternally yours,

Peter T. Triantafyllos  
District 20 Lt. Governor