

OP FH HOME FRONT

2026 // SPRING

A QUARTERLY NEWSLETTER FOR OUR SUPPORTERS

THE IMPORTANCE OF MODIFICATIONS

It didn't take long for retired U.S. Army Sergeant First Class John Neeley to realize that his home wasn't built for a wheelchair.

"Navigating back to the bedrooms, it was a challenge to get through the doorways," recalled Neeley, who uses a power wheelchair for mobility. "The floors were so soft and were giving way, and my wheels would get stuck in the ruts that were created by the weight of the chair."

Stories like Neeley's highlight an important aspect of Operation Finally Home's mission: home modifications. The modifications may seem small, but they make a big difference in the lives of the veterans and first responders we serve.

"They created a comfortable, safe environment for me to live and enjoy my life," Neeley said, describing his updated home, which features a new subfloor and flooring, wider doorways, repaired ductwork and more. Operation Finally Home completed the project with the help of partners Gail Builders and Lowe's.

"Home modifications have become a growing piece of our work," said Dan Wallrath, founder of Operation Finally Home. "There's a substantial need, and modifications really allow us to help more people."

According to the U.S. Department of Labor, nearly 18 million veterans are currently living in the U.S., and about 30% of those men and women served during the Vietnam War era. Now in their 70s and 80s, these veterans are often living with service-related injuries and conditions as well as mobility and other issues associated with aging. Often, smaller modification projects, such as installing grab bars in the bathroom, widening doorways, installing a ramp and making other repairs, allows these veterans to remain in the homes where they raised their families.



John Neeley can now easily access his home thanks to a ramp and reinforced subflooring which also repaired several holes in the floor.



Retired U.S. Army SFC John A. Neeley and his wife enjoying the safety of their recently modified home home.

"While Operation Finally Home is widely recognized for building mortgage-free homes for wounded veterans, first responders and their families, many of America's heroes don't necessarily need a new home," Wallrath said. "Many times, they need help making the structural and accessibility updates that will allow them to continue to enjoy their current homes for many years."

These projects are also one of the most effective ways to extend support to more families. Compared to new construction, modifications typically require smaller financial investments, fewer materials and shorter timelines. That means donor dollars and partner support can go further — helping more veterans, first responders and their families experience meaningful, immediate improvements in their quality of life.

For Neeley and other American heroes, the impact of a well-planned modification is tangible. By continuing to prioritize these projects alongside new builds, Operation Finally Home can provide practical, cost-effective solutions that meet families where they are and ensure more of America's heroes have a safe place to call home.

Learn more about how Operation Finally Home is serving heroes through modification projects. Watch this video: https://youtu.be/Q6_Fq6n4UfA.

Credit: Operation Finally Home



A FEW WORDS FROM DAN

One of the greatest privileges of leading Operation Finally Home is seeing firsthand how practical solutions create lasting impact.

Many of the veterans and first responders we serve are living in homes that were never designed for the injuries or challenges they now face. A bathroom that isn't accessible. Doorways that are too narrow for a wheelchair. Entryways that make simply coming home a daily obstacle. These aren't inconveniences; they're barriers to independence, safety and peace of mind.

Home modifications allow us to remove those barriers.

While new builds remain a powerful part of our mission, modifications are often completed more quickly and at a lower cost, allowing us to serve more families with the resources entrusted to us. The U.S. Department of Veterans Affairs offers home modification grants to veterans, but these require a service-related injury or disability, meaning accessibility updates for aging heroes may not be eligible.

A ramp can restore freedom of movement. A redesigned bathroom can reduce the risk of injury. Adjustments to kitchens and living spaces can make everyday routines manageable again. These projects may be smaller in scope, but their impact is amazing.

As we look toward our goal of completing 100 projects in 2026, modifications will be a critical part of how we expand our reach. They are a practical, responsible way to honor sacrifice — and a meaningful way for donors to see their support at work.

Thank you for helping us ensure that more of America's heroes have not just a house, but a home that truly supports them.

God Bless,

Dan Wallrath
Founder of Operation Finally Home

2025: LOOKING BACK, MOVING FORWARD

Each year, we build on the deep foundation of service you've helped us create. See how you've helped us build hope in the lives of America's heroes.



BUILDING FOR THE FUTURE

We're excited for the work ahead of us in 2026, and the opportunities we'll have to honor veterans, first responders and their families. As we head into the new year, we're making a few strategic staffing changes and additions at Operation Finally Home to help us meet our goal of 100 projects this year.



- **David Drew**, who previously served as our Executive Director, has stepped into the role of President / Chief Executive Officer.
- **Sheena Beaver**, formerly the Vice President of Operations, is the Executive Officer, supporting day-to-day operations and guiding organizational strategy with a special emphasis on compliance.
- **Ashleigh Chesser** has been promoted to Chief Financial Officer. Ashleigh has been with Operation Finally Home for almost 20 years, and we are blessed to have her!
- **Richard Anderson** has joined Operation Finally Home as Senior Vice President of Construction & Market Development. Richard will guide our projects as we continue our growth and focus on key areas.
- **Holly Marmon**, Creative & Marketing Director, will guide our marketing and communication efforts.
- **Bryan Sykes**, Senior Project Manager, will work closely with our construction team to manage modifications.



U.S. Marine Corps Corporal Michael Anderson Notes of Love, Lubbock, Texas

Credit: West Texas Hero Homes



U.S. Marine Corps Corporal Michael Anderson Dedication, Lubbock, Texas

Credit: West Texas Hero Homes



U.S. Army Specialist Jakob Spraggins Dedication, Woodway, Texas

Credit: Rachel Thomas Photography



Kingwood Park High School Notes of Love, Houston, Texas

Credit: Operation Finally Home

PILLAR EVENTS:
SURPRISES, GROUNDBREAKINGS,
NOTES OF LOVE & DEDICATIONS

June 18	Semeli Toilolo	Surprise/Groundbreaking	Lavon, Texas
June 24	Michael Anderson	Notes of Love	Lubbock, Texas
Oct. 28	Michael Anderson	Dedication	Lubbock, Texas
Sept 29	Phillip Greenberg	Surprise	Lubbock, Texas
Dec. 5	Jacob Spraggins	Dedication	Woodway, Texas
Dec. 15	Phillip Greenberg	Notes of Love	Lubbock, Texas
Jan. 28	Kingwood Park HS	Notes of Love	Houston, Texas
March 3	Langetree Community Center	Dedication	Liberty, Texas



U.S. Air Force Staff Sergeant Phillip Jason Greenberg Surprise, Lubbock, Texas

Credit: West Texas Hero Homes

A SAFE PLACE TO GATHER

In March, Operation Finally Home joined the SBCA Foundation and the Greater Houston Builders Association (GHBA) in dedicating the new Langetree Community Center.

Located in Liberty, Texas, the community center will provide a safe gathering space for veterans living at Langetree Retreat, a transitional community serving formerly homeless veterans. The center will offer recreational activities, social services, life skills training, educational support, job skills development and interview preparation — all designed to help veterans heal, rebuild and transition toward long-term independence.

This important project wouldn't have been possible without the help and support of Lowe's Home Improvement and the Students Helping Veterans: Big Heroes, Tiny Homes project from Humble Independent School District. Through our partnership with them, 17 homes have been constructed for veterans in the community with four more coming this summer. Eventually, the community will include around 40 homes.



BIG SHOT SHOOT OUT

A big thank you to everyone who joined us at the Range of Richfield in Richfield, Wisconsin, for the Big Shot Shoot Out. The annual fundraiser helps raise funds to provide mortgage-free homes and home modifications for area veterans, first responders and their surviving spouses. We couldn't achieve our mission of providing America's heroes a safe place to call home without the support of the communities we serve!





SCAN THIS QR CODE WITH YOUR PHONE TO DONATE TO OPERATION FINALLY HOME.





Visit OperationFinallyHome.org or call 855-788-HOME to help a hero!

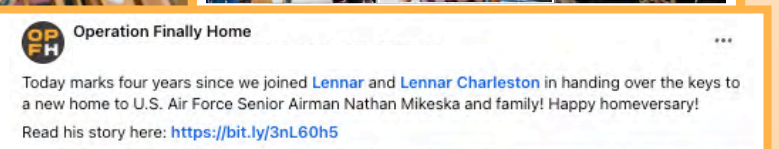
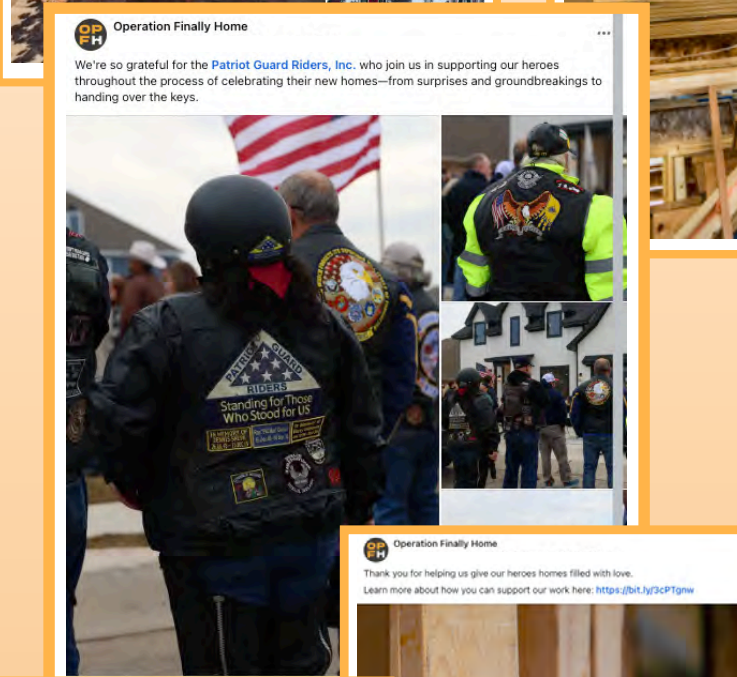
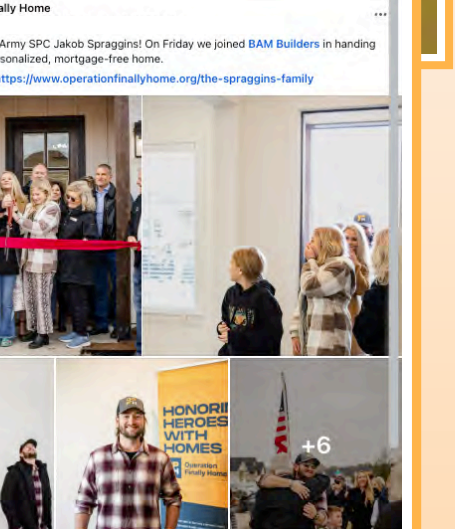
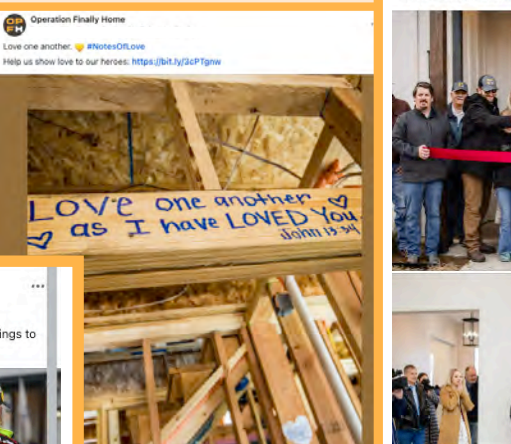
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FACES, PLACES & SPACES

INTERNATIONAL BUILDERS SHOW

Members of the Operation Finally Home team took part in the NAHB International Builders' Show in Orlando, Feb. 14-19. This trade show has been such a blessing over the years as a way to meet with partners, potential partners and experts from across the building industry. It was wonderful to meet the staff of Built America magazine, which featured Operation Finally Home and our work on the cover of their Veterans in Construction issue.



CONGRATULATIONS, CRAIG MORGAN!

Country music star Craig Morgan, an Operation Finally Home ambassador, was promoted to the rank of chief warrant officer 2 in the U.S. Army Reserves during a small ceremony at the Pentagon on Jan. 15. Craig previously served 17 years in the Army and the Army Reserve with the 101st and 82nd Airborne Divisions. He reenlisted in the U.S. Army Reserve onstage at the Grand Ole Opry on July 29, 2023. Craig has many concerts planned this year, including one honoring veterans at Nashville's Ryman Auditorium in November. Learn more about where you can catch Craig in 2026 at craigmorgan.com.



FURTHERING THE MISSION



At their Board of Directors meeting last fall, the Texas Association of Builders awarded Operation Finally Home a \$15,000 grant. The money will support our work with the Humble Independent and Huntsville Independent School Districts' tiny home projects. These homes provide transitional housing for homeless veterans and help us fulfill our mission of building hope for America's heroes. Thank you for helping us help veterans!

A SAFE PLACE TO CALL HOME



The Texas Veterans Commission recently awarded Operation Finally Home with a generous \$350,000 donation, all helping fund our mission of providing veterans a safe place to call home. We're so grateful for this continued support.

HERE TO HELP

Would you or someone you know benefit from a mortgage-free home, transitional housing or a home modification? The Operation Finally Home process begins with our initial contact forms. Please check them out at operationfinallyhome.org/apply.

FINAL THOUGHT

Never lose hope. Storms make people stronger and never last forever.

— Roy T. Bennett,
American writer

Visit OperationFinallyHome.org or call 855-788-HOME to help a hero!