



33rd Annual

Affaire of the heart

Benefiting Kevin Guest House

Friday April 24th, 2026
500 Pearl St, Buffalo, NY 14202



The Jewel of the Medical Campus



Providing a comfortable and supportive home away from home for patients and their families traveling for medical care.



500 Pearl Street | Buffalo, NY

Scan to start bidding or
text #Affaire26 to 76278



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**Hodgson Russ is proud to
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House and its signature
Affaire of the Heart event.**

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♥Evening Highlights♥

TEXT **AFFAIRE26** to **76278** to
register for online bidding!



or Scan the QR Code!

6:00 PM COCKTAILS & WELCOME TOAST IN WXYZ BAR

Prosecco Tasting Wall Built by Brian Carey
Select Wine courtesy of Premier Group
Beer courtesy of Labatt
Music by Guy Baker, piano & Tom Schiera, guitar
Photobooth wall arch by Tammy Tiutiunnyk
(rear of WXYZ Bar)
Basket Raffle in Exchange Room on far end of room

Items you can purchase at check-in

Bundle Package \$100 - includes 3 items & savings of \$20
Mystery heart gift cards up to \$100 gift cards
Wine wall up to \$150 valued bottle
Spectacular basket raffle with 50+ prizes
Grand raffle for 2 prizes valued at \$500+
Online auction displays in hallways
Kevin Guest House merchandise

6:00 PM FOOD & DRINK TASTINGS IN FORBES THEATER

Passed chef's selection of hors d'oeuvres
Food, Wine, beer and liquor vendor sampling
Bourbon expert Three Chord Bourbon
Spirits Tasting by Buffalo Distilling
Red & White Wine Tastings from Empire
Additional beverages available at the bars
AOH Specialty Shimmer Cocktail "The Jewel"
Select Wine courtesy of Premier Group
Beer courtesy of Labatt & Beltline Brewery
Chacuterie Station by Foodies Pantry 716
Pizza's & Desserts by Forno de Mercado
Yummy's Ice Cream & Sweet Melody's Gelato

Music by daydreamthedj
Photobooth Booth by Chelsea Modern Images
(rear exit of Forbes Theater)
6:10pm Common Love
6:50 Stand-up by Karen Benz Coen & Sandra Kay
7:20 Dance Party Shuffle by daydreamthedj

Online auction displays near the stage - **START BIDDING**
Purchase same items as check-in & selection of wine wall

7:30 PM SEATING FOR THE PROGRAM AND COFFEE &

DESSERT STATIONS IN FORBES THEATER

Welcome & introductions by KGH Executive Director, Lynsey Weaver
Blessing by
Father Richard Augustyn, Pastoral Care Director, Buffalo General
Hospital & The St. Jude Center Director
Remarks by Founding Family Member,
Kevin Garvey Award Presentation, honoring
Cynthia Walawander, Founder & President of Woley Analytics

8:00 PM PAY IT FORWARD PROGRAM

Hosted by Auctioneer, Marinda Frazier
Music continues by Meet the Bacons

Basket raffle and grand raffles last chance until 8:15
Enjoy desserts courtesy of McDuffies Bakery, Paula's Doughnuts, & Whole Foods

9:00 PM RAFFLE WINNERS ANNOUNCED & LIVE MUSIC

Congratulations to the basket raffle and grand raffle winners
Live Performances by The Young Relics

10:00 PM EVENT CONCLUDES

Don't venture far, \$1 of each drink purchased post-event at
500 Pearl from 10 PM – 12 AM will be donated back to KGH!

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Cyril Garvey once said,

"If you are lucky enough to have just one good idea and work really hard on it, it makes life all worthwhile."

The house at 782 Ellicott Street, Buffalo was just such an idea.



THE Kevin Guest House STORY

We are fortunate to have state of the art health care right in our backyard. **Imagine if you had to travel many miles and stay away from home for days, weeks or even months to receive critical care for either yourself or a loved one.** Where would you stay? How would you afford it? That is the reality for the families who stay at Kevin Guest House. Our daily work is to help keep families together during their medical crisis and close to their care.

It was January 1972 when 13-year-old Kevin Garvey passed away. He had spent the last 18 months fighting leukemia, spending much of that time at Roswell Park Memorial Hospital. While at the hospital, Kevin's parents, Claudia and Cyril, witnessed the hardships of other families, who slept in their cars and waiting rooms because they were unable to afford lodging. Yet according to his siblings, it was actually Kevin, at such a young age, who saw others hardship and asked his parents to find a place for other families to rest their heads.

The Garvey's wanted to help those families, so they purchased the property at 782 Ellicott Street and opened their doors in July 1972, welcoming people to Kevin Guest House. More than 66,000+ guests, coming from Western New York, 49 states, Canada and 11 other countries, have stayed with us since then.

Located on the Buffalo Niagara Medical Campus, Kevin Guest House was the first healthcare hospitality house in the United States. We provide a comfortable home away from home for patients and their families who are seeking critical medical treatment at Buffalo-area hospitals and medical centers.

In August 2018, our campus grew to four properties as we opened the **Russell J. Salvatore Hospitality House** on the Kevin Guest House Campus, making us fully accessible for the first time and allowing us to serve more families. Our two main houses combine to offer 10 guest rooms, four family suites, common living and dining areas along with amenities from free laundry service and breakfast to our beautiful garden. The Russell J. Salvatore Hospitality House also includes two apartments, giving our campus a total of eight units which allow bone marrow and other transplant patients an environmentally safe place to recover within the required distance to their medical facility. In 2022, the KGH50 Campaign began to bring the oldest three buildings on the Kevin Guest House campus to the same standard as this newest building, in order to maximize capacity and serve our guests in the best environment for healing. We completed the renovations at 788 Ellicott Brick building to serve larger families, expanding the space & bedding options along with working towards adding an accessible ramp to allow more mobility restricted guests on campus. In 2026, we began our renovations of our back Garden apartment to provide an additional accessible entry to the lower apartment along with a complete renovation to upgrade materials & provide a space to the same standards for our most immunocompromised guests. This renovation at 788.5 Ellicott is expected to be completed in May where we will reevaluate our next steps as we devise a master plan for "Kevin's" main house in the next year. We are excited about the changes happening thanks to our community funders and can't wait to keep improve our spaces to best support our guests. Please reach out if you ever want to get more involved or come for a tour of campus.

The door is always open at Kevin Guest House and we value bringing families together, acting with compassion, promote a culture of volunteerism, providing an environment with comfort & dignity, partnering with our WNY healthcare community and having a commitment to quality & progress.

Please visit us at kevinguesthouse.org to learn more about how you can help.

DEAR FRIENDS OF KEVIN GUEST HOUSE,

Thank you for joining us in celebrating this 33rd **anniversary year** of the Affaire of the Heart & 54th anniversary of opening our doors at Kevin Guest House. The Annual Affaire of the Heart is our signature event that has kept the light on each year for our guests. Our co-chairs, Jennifer Holler and Rosanne Braxton along with their committee have put together a fabulous evening and we are so grateful to longstanding partners **Ellicott Development** for hosting us at 500 Pearl, but also thanks to **RPM Event Productions & Southtown Audio Video** for allowing KGH friends to experience a night of celebration on stage and still learn how they've made an impact for our patients & caregivers.

The chef at 500 Pearl has selected a delectable array of food stations & heavy hors d'oeuvres paired with a variety of wines from Premier Wine & Spirits while listening to the musical stylings of DaydreamtheDJ, Meet the Bacons, Common Love, and The Young Relics to get us dancing throughout the night. A new feature to have some laughs with standup comics Karen Benz Coen & Sandra Kay. Don't forget to take a chance at winning some of the fabulous prizes, each highlighted in different rooms including our themed baskets, wine wall, mystery hearts, and online silent auction you can continue to bid until 8 pm on Sunday, April 26th. You won't want to miss the opportunity to win one of several prizes in our grand raffle including a breathtaking 2.85k Diamond Ring set in 18k gold donated by Barbara Oliver Jewelry valued at over \$2,400 & a .2k diamond layering necklace set in 14k white gold donated by Anna's Belle Cose valued at \$725. Up to 75 tickets offered until sold out.

In our 50+-year history, there has been one individual who has approached our organization with open ears and an open heart more than any other. When Cynthia Walawander learned of our mission and the struggles operationally we've had difficulty accomplishing with such a small staff and lack of funding to pay someone to get done, she raised her hand and jumped right into action. Cynthia's contributions to our organization, while most would not even notice from the outside, will end up being some of the greatest accomplishments any volunteer could give us – all with her time and talents. For someone who loves solving problems, working through proven business practices and an exceptional leader in data management & technology improvements, Cynthia has accomplished and continues to move forward critical projects to Kevin Guest House that will have lasting impacts for decades to come.



In 1972 – The Garveys helped to start the healthcare hospitality movement that continues to directly impact guests today...

Our namesake, Kevin Garvey was nicknamed “heart” by his family, which inspired our logo and that of hundreds of homes across the world. Before Kevin sadly succumbed to his illness, he was able to see the houses that would be named after him, but passed away on January 14, 1972. His parents Cyril & Claudia continued their work to honor Kevin's legacy and opened the house to its first guest on July 26, 1972, with the support from then Roswell Park Memorial Hospital, so that future generations of patients & caregivers could focus on their health and worry less about the financial burdens that accompany life threatening illnesses away from home.

As brother Denis said, over the last 50 years, **“Kevin Guest House has become a beacon of hope providing shelter, comfort, and understanding to those in times of incredible need.”** Now there are more than over 600 similar organizations worldwide and that small idea of the Garvey family has impacted millions along with over 68,000+ families traveling to Buffalo for life-saving care. A treasure in the heart of the Buffalo Niagara Medical Campus and one of the very best examples of the City of Good Neighbors, the work we do, directly provides the dignity, compassion & the “family” our guests need in the hardest days.

As brother Hugh said **“Kevin was only with us here on Earth for 13 short years but he has left a good and kind and everlasting footprint on our world.” “Kevin’s house is filled with his spirit. It shines through all of you who open his doors to all those in need. May God continue to bless you and all those who keep Kevin’s memory alive”,** said sister Mary.

As we remember our history, reflecting on the impact our small house with a big heart that represents a young boy from Pennsylvania who lived a life full of strength, courage and a lot of heart, we hope you will continue to open your hearts to our mission in this next year. Affaire of the Heart, as our signature event, helps support a significant portion of our annual operating budget to maintain our four-building campus and provide quality service to our guests. If you do not find that perfect item tonight, we ask that you consider supporting our Pay It Forward Campaign in honor of many of the volunteers like Cynthia whose time and talents greatly effect our everyday work for our guests. Your gift can literally help pay it forward for a guest who otherwise couldn't afford a place to stay during one of the most difficult times in their lives. We hope you enjoy tonight's festivities and will celebrate with us throughout the year and honor all those moments that made a difference for our guests. You are the reason that Kevin's legacy lives on for our families and will continue for the next half decade of service.

Cheers!

Lynsey Zimdahl Weaver
Executive Director





THANK YOU TO OUR
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for making this event possible!

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♥ DIAMOND



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Dr. Stephen Edge & Dr. Cynthia Swain

Hugh Garvey

♥ HEART

- ♥ Simply the Best
- ♥ Keller Bros. & Miller
- ♥ Pautler's Drive-In
- ♥ Mary Garvey
- ♥ Quick Junk Removal
- ♥ AV3 Foundation



♥ Lantrax

KEVIN GARVEY Award



Kevin Garvey was nicknamed “heart,” given after a family vacation because of his kindhearted nature. His mother Claudia said, **“in the eighteen months that Kevin lived with his illness, that finally conquered even his stout heart, he served constantly as a model and an example for all of us.”** Reflecting on the past 50+ years, much has changed on campus, but the heart of our mission has always remained. As brother Hugh said, “Kevin was only with us here on Earth for 13 short years, but he has left a good and kind and everlasting footprint on our world. May Kevin Guest House continue to serve those, like Kevin, at their most needed time, with a place of comfort, love, and life. As sister Mary said, **Kevin Guest House “shines through all of you who open his doors to all those in need”.**

As the inspiration for the Kevin Guest House, he was known for his open heart and loving spirit. In that tradition, the Kevin Garvey Award is given to a unique individual or organization that opens their heart to our home, showing their support and devotion to our guests and to the mission of Kevin Guest House. Kevin’s siblings and family are asked to consider some of the most influential supporters of the house in recent history to honor with such an award.

This year, we’re honored to celebrate Cynthia Walawander, Founder & President of Woley Analytics

Tribute to Cynthia Walawander



Cynthia Walawander is the owner of Woley Analytics but no stranger to larger and small business who has been a member of the Advisory Council for the University at Buffalo CEL program and Alumni Engagement leader. Cindy was introduced to Kevin Guest House as our Executive Director, Lynsey Weaver’s mentor as part of the Center for Entrepreneurial Leadership - University at Buffalo School of Management where she spent the last year learning from other business leaders to improve our organization with a scholarship from a UB benefactor. Cynthia became much more than that over the last year and half, dedicating several days a week, learning our business, meeting our guests and helping to improve operational procedures and implement two major technological advancements including our first ever online guest reservation system and IT managed service contract by researching and advising our staff on the next steps. Her next project includes months of dedicated and detailed work to clean over 40 years of data to hopefully soon implement our first ever online constituent database that will integrate systems across multiple platforms and reduce wasteful duplicative efforts. What is more, it will allow for easier opportunities to give and get involved in our mission. While Cynthia would like to remain quite on the sidelines, her commitment to our improvement and to advise nearly every staff member on how we can try something new is unparalleled to most. She is a true friend to our guests, doing a small part every visit bringing snacks and really taking time to listen to both staff, volunteer and guests on how she might help. We are honored she has chosen to support our mission and we are excited to acknowledge the massive improvements she’s made to better serve our community. We can’t wait to unveil more and more of her tremendous work to all of you!



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Online Bidding!

SCAN CODE &
BID UNTIL 8PM
SUNDAY NIGHT



Kevin Guest House is going high-tech by going mobile with our silent auction bidding. You can now place bids online with your smartphone or mobile device.

Register online at AFFAIRE26.givesmart.com or text **AFFAIRE26** to **76278**. You'll receive a text message with a link to your own personal bidding center.

LET'S GET STARTED!

How to bid: Once you have completed a registration on the campaign, you will receive the welcome text message, linking you to the items to browse, bid or buy.

- ♥ **Click on the Blue link in the Welcome text to be directed to the Items page.**
- ♥ **View Items by category or search by Item number or name.**
- ♥ **Click the item of interest to view the description as well as the current bid & or price.**
- ♥ **The system will auto-populate the bid amount based on the set increment for the item.** Choose to bid at the set amount or higher.
- ♥ **Click Bid.**

HOW TO PLACE AN AUTO BID

Allow the system to automatically bid up to a designated amount for you. The system will bid incrementally up to the amount designated as long as someone else places a bid against you. If no one bids against your auto bid, the price remains the same.

- ♥ **Click the item of interest**
- ♥ **Click the Auto Bid tab**
- ♥ **Enter in the maximum amount you would like to bid**
- ♥ **Click Bid**

Note: When two bids are placed for the same amount, the bid placed first based on the timestamp wins. Timestamps are set when the initial bid is placed, for auto bids this is when a maximum was set not when the system prompted the bid to win. This is a preventative measure for auction sniping.

HOW TO TEXT TO BID

As a user, you have the ability to send texts to place bids on silent auction items.

- ♥ **Text the keyword to 76278 to register**
- ♥ **Text the ITEM NUMBER and AMOUNT**
Example: Place a \$1000 bid on Item 101, text "101 1000"
- ♥ **Receive a leading bidder confirmation text message**

You can also purchase tickets for the grand raffle, wine wall & mystery hearts.

Winning items can be picked up at
782 Ellicott Street, Buffalo, NY 14203 starting on Friday, May 1, 2026

Items won that need to be shipped outside of WNY will be charged the shipping costs.

Contact us at Events@kevinguesthouse.org or
call **716-882-1818** to coordinate receiving your winning item.

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our community.

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About Giving Hearts



Giving Hearts is engaging young, entrepreneurial and philanthropic individuals who are on the rise in the Buffalo-Niagara community.

Together we will ensure that every patient and family member traveling to Buffalo for medical care will be welcomed through our doors, regardless of their ability to pay for their stay.

Join a dynamic group of individuals who have committed for one year to:

- **LEARN** about non-profits, the medical campus and how to fundraise for a cause.
- **SUPPORT** the patients and families who call KGH their "home away from home" with hands-on volunteering and fundraising.
- **NETWORK** with other young professionals who are looking to contribute to a cause, as well as KGH board members and other community supporters.
- **SHARE** your knowledge with friends, family and co-workers as we look to increase awareness of KGH and grow our network.

Do you, or someone you know, want to support KGH and gain non-profit experience?

Visit kevinguesthouse.org/give/givinghearts for more information to join Giving Hearts!



Thank you ♥ Giving Hearts ♥



GIVING HEARTS

Thank you to the 2025 Members for raising more than \$40,000 for Kevin Guest House!

This dedicated group not only raised critical funds to support our operations but help spread awareness for KGH in our community.

PROGRAM CHAIRS & AMBASSADORS:

Kristin Bishara

M&T Bank
Assistant Vice President
Financial Reporting Manager

Christina Beach

RN & Health Advocate
Total Wellness & Impact Health

Carrie Leed

Leed Law
Owner

Brooke Smith

Behind The Scenes Operations
Owner

Susie Mailman

Brach Operations Manager
Supremé Lending

Hanna Nydahl

Global Platform Success Consultant
Ingram Micro

Renie Bolyn

Asst. Dir. Veteran's Services
Daemen University



Do you know a young professional looking to give back to the community?
Nominate them for Giving Hearts!

Join the 2026 Class of Giving Hearts! Visit KevinGuestHouse.org/Give/GivingHearts for more information or email events@kevinguesthouse.org.

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GIVING HEARTS KEEP KGH GOING!

Lucas's Journey

Lucas (just over a year old) has been diagnosed with a rare form of Retinoblastoma, a type of eye cancer, which has left him with two detached retinas and no vision. Currently, Lucas's family—his parents Jim and Sara, and his brother Liam—are navigating this difficult journey. Lucas' medical care will involve frequent trips to John R. Oishei Children's Hospital and Strong Memorial in Rochester, and as you can imagine, this comes with a significant financial burden. Lucas had to have one of his eyes removed; and continues chemotherapy. Many don't know, but pediatric cancer patients are treated here in Buffalo at the Roswell Park Oishei Children's Cancer and Blood Disorders. Combining the expertise and capabilities of two premier specialty centers — the region's only stand-alone children's hospital and NCI-designated comprehensive cancer center — to offer world-class care right here in Western New York.



"We are deeply grateful for the opportunity to stay at the Kevin Guest House during this unimaginable time in our lives. Knowing we have a safe, welcoming place to call home while Lucas undergoes treatment gives us one less thing to worry about and allows us to focus entirely on him. The warmth and kindness we've experienced here remind us that even in the hardest moments, there is so much good in the world. Thank you for giving our family a sense of comfort and hope as we navigate this journey." — James Kemp

Mary Garvey

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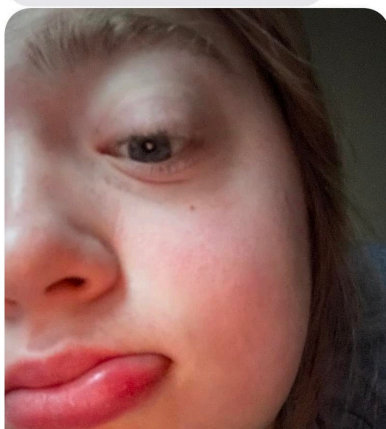


Audrey's Journey

When Audrey Williams, a college student, woke up one morning with a swollen lip, her mother never imagined it would be the first sign of a life-changing diagnosis. Mom asked her to get it checked out and that same day Audrey was being transferred from Wyoming County hospital to Erie County Medical Center via ambulance. Audrey was diagnosed with Leukemia and admitted as an inpatient at Roswell Park where she remained for over a month. The aggressive chemotherapy was grueling, but eventually, she was able to return home while awaiting a life-saving stem cell donor match. The simple text below to her parents and her own self-awareness that something wasn't right, Audrey's journey became more complicated than expected.



Maybe I bit it in my sleep?



The weeks were filled with intense reactions to chemotherapy, numerous blood transfusions, and frequent medical appointments, including another bone marrow biopsy. Throughout this journey, Audrey's family traveled back and forth between their home in Dolgeville and Roswell Park in both Schenectady and Buffalo, managing the emotional and logistical challenges of her treatment.

Finally, a selfless 18-year-old donor came forward, offering the life-saving donation Audrey desperately needed. His stem cells were flown to Roswell Park immediately, and within a day, Audrey underwent the crucial transplant. Audrey and her family were guests during her transplant process and remain deeply grateful for this incredible gift of life and a safe place to stay during their time here in Buffalo.

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HELP US IN OUR
GARDEN...

Inspirational Pavers



“In the 1990s, a friend introduced me to the ‘house with a heart’. I brought my husband David and later he, along with an Eagle Scout and others, had the privilege of creating and implementing a plan for what is now the beautiful Healing Garden at Kevin Guest House. An integral part of the garden design was its planned installation of inscribed pavers, meant to honor loved ones or memorialize a stay. Now there are many pavers throughout the garden — each engraved with a loved one’s name, heart or phrase — providing hope and peace to all who walk through.”

- Katherine Carlson

Our Healing Garden is one of the only green spaces on the Buffalo Niagara Medical Campus and our walkways are often the only critical exercise & fresh air our immune compromised guests get during their stay.



If you'd like to purchase a paver, call us at **716-882-1818** or visit kevinguesthouse.org/give/garden.

PAVER Size	Cost
4 X 7 INCHES	\$250
8 X 7 INCHES	\$500
8 X 13 INCHES	\$1,000

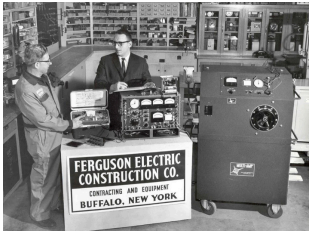
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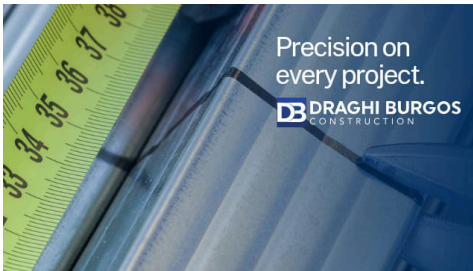
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VOLUNTEER Opportunities



It truly takes a village!
We are extremely grateful to two high school students & sisters, Amaya 15 (City Honors) and Alessia 17 (Nardin Academy), who have been spending endless hours helping us get our database organized and updated.

“Kevin Guest House has taught me how to organize and manage tasks in a timely manner. Researching the businesses and churches that have connections along with relationships to Kevin Guest House comes to show how it substantially contributes to the prosperity of the City of Buffalo.”- Alessia

Interested in lending a hand too? Email JOConnor@kevinguesthouse.org and we can find a project for you or your team!



[Photo is of Richard Tabbi and his sister Carol]
“I’m very impressed with Kevin Guest House and enjoy my volunteer time here. My fellow volunteers and the KGH staff are all dedicated caring people with a common goal. It was exactly what I was looking for and I couldn’t be more pleased.” - Richard Tabbi

**Want to
volunteer
and support
the staff?**

- ♥ Prepare & drop off a meal
- ♥ Office support
- ♥ Maintain our grounds
- ♥ Donor appreciation phone calls
- ♥ Share on social media
- ♥ Event support
- ♥ Join a committee

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Susan & Walter Zimdahl
Drs. Steven Edge & Cynthia Swain
Dr. & Mrs. Philip McCarthy

Guest Meals



Jennifer Dunn
Edward Amirian
Deborah Wells Kristin Miga Bishara
Eldredge Bicycle Club Ajay Gupta
Elise & Robert Hake Jessica Mabie
Shannon Braxton Jeri Wright
Rosanne Braxton Amy Lesakowski



Purchase online at
<https://affaire2026.givesmart.com>

Mystery Gift Cards & Wine Wall



DONATE \$20

to Kevin Guest House and receive a bottle of wine or a gift card to a local restaurant or retail business valued at \$20 or more! Wine bottles and gift cards can be picked up at in-person event or sent along with take home meals. Gift cards can be mailed.



Basket Raffle Tickets

1 SHEET FOR \$20 OR 3 FOR \$50

*Take a chance at winning up to 50 various baskets valued at \$50 to \$200 each.

Must be present to participate or ask a proxy to place your tickets

Grand Raffle

*You don't need to attend event to enter raffle or be present to win.

1 TICKET FOR \$25 OR 3 TICKETS FOR \$50

Two winners!

CHANCE TO WIN



Valued at \$2400

- (1) T 18k White Gold Diamond Ring -- Breathtaking ring features 2.85kt diamonds with 18 karat white gold fashion necklace donated by Barbara Oliver Jewelry
- (2) 14k White Gold Dangle Fashion Necklace Delicate yet striking necklace perfect for layering, set in warm 12k white gold & .2k diamond w/18" chain donated by Anna's Belle Cosa.



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Scan to purchase:



Winner will be drawn at 9pm
Go to Check-in table to redeem tickets

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“KGH has provided essential support to people from around the region needing advanced medical services at Roswell Park, Buffalo General Medical Center and other area facilities,” says Dr. Edge. “This ‘home away from home’ is a lifesaver for these people and their families.”

-Dr. Stephen Edge & his wife Dr. Cynthia Swain

Richard G. Schott, CPA
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Karen Benz Coen & Sandra Kay	Mischler's Florist	Sharon Hirsch
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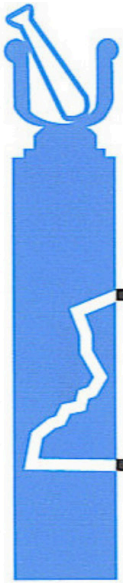
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