

**NeighborWorks
in Delaware
FY 2025 Impact**

\$657,000

GRANTS FROM NEIGHBORWORKS AMERICA
to NeighborWorks organizations from core appropriation

The NeighborWorks network consists of housing and community development organizations across the country, including six organizations serving Delaware.

2,928

**TOTAL HOUSING AND COUNSELING
SERVICES PROVIDED**

360

NEW HOMEOWNERS
Purchased homes with assistance or directly from
NeighborWorks organizations

789

RENTAL HOMES
Owned and/or managed single-family and
multifamily rental homes as of 9/30/2025

279

JOBS CREATED AND/OR MAINTAINED
Modeled using organizations' FTE count plus
multipliers from NAR, NAHB, and BEA

1,668

CUSTOMERS COUNSELED AND EDUCATED
Enrolled in pre-purchase, post-purchase, financial
capability or foreclosure counseling

111

HOMEOWNERS WITH PRESERVED HOMES
Rehabilitation, foreclosure counseling with retained
home, refinancing, and other preservation services

206:1

GRANTS LEVERAGE
Total investment per dollar of grants from
federally appropriated funds

\$135,637,953

**TOTAL INVESTMENT
in Delaware**

NeighborWorks in Delaware FY 2025 Impact

Organizations Located in Delaware

Interfaith Community Housing of Delaware, Inc.

Wilmington

www.ichde.org

NeighborGood Partners, Inc.

Dover

www.neighborgoodpartners.org

Organizations Also Operating in Delaware

Fahe, Inc.

www.fahe.org

Housing Development Corporation MidAtlantic

www.hdcweb.org

New Jersey Community Capital

www.newjerseycommunitycapital.org

Salisbury NHS

www.salisburynhs.org

NeighborWorks
Delaware Housing Activities and Investment
FY2025

Organization Name	Total Staffing - Full-Time Equivalent	Customers Counseled and/or Educated	Homeowners Created	Homeowners Preserved	Rental Homes Constructed, Acquired and Preserved	Rental Homes Portfolio, Owned and/ or Managed	Homes Repaired	Total Lending Funded by NWO	Total Investment	Grants Received	Jobs Created and/or Maintained
Interfaith Community Housing of Delaware, Inc.	27.0	548	141	29	35	316	0	\$0	\$46,920,464	\$198,000	124
NeighborGood Partners, Inc.	43.5	1,100	199	80	0	0	0	\$9,734,804	\$79,490,230	\$459,000	155
Community Ventures Corporation (KY)		8	0	0	0	0	0	\$0	\$0		
Fahe, Inc. (KY)		0	20	0	0	0	0	\$0	\$6,988,168		
Housing Development Corporation MidAtlantic (PA)		0	0	0	0	473	0	\$0	\$0		
Neighborhood Housing Services of Baltimore, Inc. (MD)		1	0	0	0	0	0	\$0	\$0		
New Jersey Community Capital (NJ)		0	0	0	0	0	0	\$2,000,000	\$2,000,000		
PathStone Corporation (NY)		1	0	0	0	0	0	\$0	\$0		
Renaissance Community Loan Fund (MS)		1	0	0	0	0	0	\$0	\$0		
Salisbury NHS (MD)		6	0	2	0	0	0	\$0	\$239,092		
St. Ambrose Housing Aid Center (MD)		1	0	0	0	0	0	\$0	\$0		
Tampa Bay Neighborhood Housing Services (FL)		1	0	0	0	0	0	\$0	\$0		
United Housing, Inc. (TN)		1	0	0	0	0	0	\$0	\$0		
Delaware Totals	70.5	1,668	360	111	35	789	0	\$11,734,804	\$135,637,953	\$657,000	279

TOTAL STAFFING - FULL-TIME EQUIVALENTS: The total number of full-time equivalent staff (FTEs) reported in the FY2025 Annual Survey for NeighborWorks organizations only.

CUSTOMERS COUNSELED AND/OR EDUCATED: This is a sum of NeighborWorks America network clients given pre-purchase, post-purchase, and/or foreclosure counseling. It also includes workshops such as financial management, fair housing, and predatory lending, as well as disaster related, homelessness prevention, and rental counseling and education categories. As of FY2022 clients are allocated to the state in which the client resides, otherwise to the state in which the NeighborWorks organization's office is located.

HOMEOWNERS CREATED: This is the number of clients where NeighborWorks America network organizations constructed a new home, sold a home in their portfolio, provided a mortgage for home purchase or served as counselor and/or facilitated a home purchase. Clients are allocated to the state in which the client resides; hence, a NeighborWorks organization's production in its home state may appear smaller than its total production where it has out-of-state customers.

HOMEOWNERS PRESERVED: Total number of clients for whom a NeighborWorks organization provided direct rehabilitation services, lending for rehabilitation, foreclosure mitigation counseling that resulted in retention of the home, refinancing, or a reverse mortgage. Like Homeowners Created, customers are allocated to the state of the customer's address.

RENTAL HOMES CONSTRUCTED, ACQUIRED AND PRESERVED: This is the number of rental homes that were constructed, acquired for new renters or with existing renters, refinanced to extend affordability, or rehabilitated by a NeighborWorks America network organization. This also includes rental homes developed with fee-for-service assistance, and rental homes rehabilitated with NSP funds. Units are allocated to the state in which the rental housing is located.

HOMES REPAIRED: This encompasses the number of owner-occupied homes repaired by NeighborWorks America organizations, where repairs are at least \$100 and less than \$2,000 for a given home. This number also includes a count of repaired rental homes owned and/or managed by a NeighborWorks America network organization where the organization made a repair of between \$100 and \$6,000. The data does not count routine maintenance activities in repaired homes. Note that any repairs that cost more than \$2,000 (owner-occupied) or \$6,000 (rental) are considered a home preservation. Units are allocated to the state in which the NeighborWorks organizations office is located.

RENTAL HOMES PORTFOLIO, OWNED AND/OR MANAGED: This is the number of rental homes owned and/or managed by NeighborWorks America network organizations. For FY2025 units are allocated to the state in which the rental property is located.

TOTAL LENDING FUNDED BY NWO: This number includes the total dollar amount funded directly by the NWO for residential, commercial, and consumer lending activities completed and does not include leveraged funds. As of FY2023 this number includes Consumer Lending.

- TOTAL INVESTMENT: Total investment is the sum of the total costs for:
- Commercial real estate development
 - Rental production (including repair)
 - Real estate developed for sale
 - The value of commercial loans made
 - Total value of consumer loans made
 - Total financing for homeownership (new and preserved, the latter including any costs related to foreclosure mitigation outcomes that retain the home, financing costs related to refinance, reverse, rehab, and replacement)
 - The cost of financial assistance and supportive services, which include resources to maintain residency, food security services, short-term housing, emergency rental and utility assistance, and other supportive services to provide housing, food, safety, or other necessities to individuals and families within the community
 - The cost of special projects, which are small community improvements like community gardens, the cost of repairs of owner-occupied units, the costs of infrastructure investments (parking lots, street lighting, etc.), and costs associated with land banking.

GRANTS RECEIVED: Grants received are from NeighborWorks America core appropriation funds only (does not include NFMC, EHLP, MHA, or Urban LIFT).

JOBS CREATED AND/OR MAINTAINED: This calculation estimates the total jobs created and/or maintained by the NeighborWorks America organizations' activities. It combines the current full-time employee count from each organization with a modeled estimate of full-time employees created or supported in the overall economy as a result of NeighborWorks America organizations' activities, including new construction, rehabilitation and repair for residential and commercial developments, and sales of existing homes. The modeled estimates are generated using publicly available multipliers from National Association of Realtors, National Association of Home Builders, and the Bureau of Economic Analysis. Job estimates are represented here as full-time employees.

UNIT COUNTS: Organizations who are affiliated into the NeighborWorks network have a grace period of 3 quarters to report production to NeighborWorks America. For FY2025, organizations that were affiliated in Quarters 3 and 4 (April - September, 2025) would not have reported production within the 2025 fiscal year, although they may have received grant funds or other resources during that time period.

**NeighborWorks
Delaware Housing Activities and Investment
FY2021 - FY2025**

Organization Name	Customers Counseled and/or Educated	Homeowners Created	Homeowners Preserved	Rental Homes Constructed, Acquired and Preserved	Homes Repaired	Total Lending Funded by NWO	Total Investment	Grants Received
Interfaith Community Housing of Delaware, Inc.	3,205	939	56	35	143	\$0	\$260,684,706	\$1,378,500
NeighborGood Partners, Inc.	6,719	1,212	302	38	0	\$50,389,061	\$482,677,219	\$2,592,460
BCL of Texas (TX)	2	0	0	0	0	\$0	\$0	
CHN Housing Partners (OH)	0	0	0	0	0	\$0	\$0	
Chicanos Por La Causa, Inc. (AZ)	0	0	0	0	0	\$20,920,557	\$20,920,557	
Community Ventures Corporation (KY)	51	0	0	0	0	\$0	\$0	
Eastern Eight Community Development Corporation (TN)	1	0	0	0	0	\$0	\$0	
Fahe, Inc. (KY)	0	93	1	0	0	\$420,000	\$27,181,862	
HACE (PA)	1	0	0	0	0	\$0	\$0	
Housing Development Corporation MidAtlantic (PA)	0	0	0	333	0	\$0	\$67,758,740	
Housing Partnership for Morris County (NJ)	3	0	0	0	0	\$0	\$0	
Manna, Inc. (DC)	1	0	0	0	0	\$0	\$0	
NeighborWorks Housing Solutions (MA)	0	1	0	0	0	\$0	\$540,456	
NeighborWorks Orange County (CA)	1	0	1	0	0	\$0	\$102,000	
NeighborWorks Southern Colorado (CO)	2	0	0	0	0	\$0	\$0	
Neighborhood Housing Services of Baltimore, Inc. (MD)	6	0	0	0	0	\$0	\$0	
Neighborhood Housing Services of Chicago, Inc. (IL)	3	0	0	0	0	\$0	\$0	
Neighborhood Housing Services of Greater Berks, Inc. (PA)	2	0	0	0	0	\$0	\$0	
New Jersey Community Capital (NJ)	0	0	0	0	0	\$2,000,000	\$2,000,000	
New Kensington Community Development Corporation (PA)	9	0	0	0	0	\$0	\$0	
PathStone Corporation (NY)	1	0	0	0	0	\$0	\$0	
Renaissance Community Loan Fund (MS)	1	0	0	0	0	\$0	\$0	
Salisbury NHS (MD)	23	0	2	0	0	\$0	\$239,092	
St. Ambrose Housing Aid Center (MD)	3	0	0	0	0	\$0	\$0	
Tampa Bay Neighborhood Housing Services (FL)	2	0	0	0	0	\$0	\$0	
Total Concept (CO)	2	0	0	0	0	\$0	\$0	
United Housing, Inc. (TN)	1	0	0	0	0	\$0	\$0	
Delaware Totals	10,039	2,245	362	406	143	\$73,729,618	\$862,104,632	\$3,970,960

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Total staffing full-time equivalents, rental homes portfolio owned and/or managed and jobs created and/or maintained are all annual measures and available in the one-year impact report.