

NeighborWorks in Colorado FY 2025 Impact

\$2,722,500

GRANTS FROM NEIGHBORWORKS AMERICA
to NeighborWorks organizations from core appropriation

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

12,799

**TOTAL HOUSING AND COUNSELING
SERVICES PROVIDED**

1,570

NEW HOMEOWNERS
Purchased homes with assistance or directly from
NeighborWorks organizations

3,135

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

2,748

HOMES REPAIRED
Owner-occupied and rental homes improved with
basic repairs

4,907

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

439

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

1,156

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

227:1

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

\$619,109,179

**TOTAL INVESTMENT
in Colorado**

NeighborWorks in Colorado FY 2025 Impact

Organizations Located in Colorado

Community Resources & Housing Development Corp.	Westminster	www.crhdc.org
First Nations Oweesta Corporation	Longmont	www.oweesta.org
Housing Resources of Western Colorado	Grand Junction	www.hrwc.org
Neighbor to Neighbor, Inc.	Fort Collins	www.n2n.org
NeighborWorks Southern Colorado	Pueblo	www.nwsoco.org
Rocky Mountain Communities	Denver	www.rockymountaincommunities.org
Thistle Communities	Boulder	www.thistlecommunityhousing.org
Total Concept	Fowler	www.totalconcept.net

Organizations Also Operating in Colorado

Mountain Country Home Solutions	www.neighborworksmchs.org
Neighborhood Partnership Housing Services	www.nphsinc.org
NeighborWorks Housing Solutions	www.nhsmass.org
Wyoming Housing Network	www.whninc.org

NeighborWorks
Colorado 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
Community Resources & Housing Development Corp.	33.0	454	170	0	0	426	0	\$0	\$71,934,234	\$333,500	118
First Nations Oweesta Corporation	22.0	0	0	0	0	0	0	\$0	\$0	\$389,500	22
Housing Resources of Western Colorado	45.5	1,064	180	157	0	181	182	\$3,072,931	\$73,711,943	\$342,750	232
Neighbor to Neighbor, Inc.	29.5	1,043	721	63	0	132	0	\$0	\$310,415,015	\$312,500	390
NeighborWorks Southern Colorado	11.0	2,183	486	52	1	6	9	\$1,440,939	\$155,547,249	\$352,000	256
Rocky Mountain Communities	75.0	0	0	0	0	1,533	0	\$0	\$48,177	\$378,750	75
Thistle Communities	32.0	9	8	0	0	574	2,296	\$0	\$1,430,820	\$374,000	41
Total Concept	13.5	69	0	161	8	283	261	\$0	\$3,306,790	\$239,500	22
CHWC, Inc. (KS)		2	0	0	0	0	0	\$0	\$0		
Community Ventures Corporation (KY)		2	0	0	0	0	0	\$0	\$0		
DHIC, Inc. (NC)		1	0	0	0	0	0	\$0	\$0		
Downstreet Housing & Community Development (VT)		2	0	0	0	0	0	\$0	\$0		
HomeSource east tennessee (TN)		1	0	0	0	0	0	\$0	\$0		
Homewise, Inc. (NM)		6	0	0	0	0	0	\$0	\$0		
Mission Economic Development Agency (CA)		1	0	0	0	0	0	\$0	\$0		
Mountain Country Home Solutions (UT)		3	0	1	0	0	0	\$0	\$145,820		
NEST (CT)		2	0	0	0	0	0	\$0	\$0		
NeighborWorks Great Falls (MT)		2	0	0	0	0	0	\$0	\$0		
NeighborWorks Housing Solutions (MA)		2	1	0	0	0	0	\$0	\$310,001		
NeighborWorks Montana (MT)		2	0	0	0	0	0	\$0	\$0		
NeighborWorks Orange County (CA)		4	0	0	0	0	0	\$0	\$0		
Neighborhood Housing Services of Chicago, Inc. (IL)		1	0	0	0	0	0	\$0	\$0		
Neighborhood Partnership Housing Services (CA)		3	0	5	0	0	0	\$0	\$981,660		
Wyoming Housing Network (WY)		51	4	0	0	0	0	\$0	\$1,277,470		
Colorado Totals	261.5	4,907	1,570	439	9	3,135	2,748	\$4,513,869	\$619,109,179	\$2,722,500	1,156

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
Colorado 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
Community Resources & Housing Development Corp.	4,970	1,281	2	156	871	\$596,130	\$543,611,675	\$2,125,600
First Nations Oweesta Corporation	0	0	0	0	0	\$2,150,000	\$2,150,000	\$3,631,600
Housing Resources of Western Colorado	5,382	792	806	5	584	\$7,028,876	\$264,217,387	\$1,507,350
Neighbor to Neighbor, Inc.	6,653	4,874	250	100	0	\$0	\$1,987,217,441	\$1,296,750
NeighborWorks Southern Colorado	9,675	2,947	242	7	39	\$12,516,878	\$870,001,933	\$1,744,250
Rocky Mountain Communities	0	0	0	216	0	\$0	\$68,099,916	\$1,985,850
Thistle Communities	38	33	3	284	8,984	\$0	\$79,190,517	\$1,914,000
Total Concept	927	135	748	95	893	\$129,282	\$64,446,137	\$1,232,972
Affordable Housing Alliance, Inc. (NJ)	0	0	1	0	0	\$0	\$545,000	
Avenue Community Development Corporation (TX)	2	0	0	0	0	\$0	\$0	
Avesta Housing Development Corporation (ME)	1	0	0	0	0	\$0	\$0	
BCL of Texas (TX)	2	0	0	0	0	\$0	\$0	
CHN Housing Partners (OH)	18	0	0	0	0	\$0	\$0	
CHWC, Inc. (KS)	3	1	0	0	0	\$0	\$519,413	
Champlain Housing Trust (VT)	1	0	0	0	0	\$0	\$0	
Chicanos Por La Causa, Inc. (AZ)	0	0	0	0	0	\$29,559,037	\$29,559,037	
Codman Square Neighborhood Development Corp. (MA)	1	0	0	0	0	\$0	\$0	
Community Concepts, Inc. (ME)	4	0	0	0	0	\$0	\$0	
Community Ventures Corporation (KY)	109	0	0	0	0	\$0	\$0	
CommunityWorks North Dakota (ND)	1	0	0	0	0	\$0	\$0	
DHIC, Inc. (NC)	1	0	0	0	0	\$0	\$0	
Downstreet Housing & Community Development (VT)	2	0	0	0	0	\$0	\$0	
DreamKey Partners, Inc. (NC)	2	0	0	0	0	\$0	\$0	
East Akron Neighborhood Development Corporation Inc. (OH)	1	0	0	0	0	\$0	\$0	
Eastern Eight Community Development Corporation (TN)	1	0	0	0	0	\$0	\$0	
Fahe, Inc. (KY)	1	0	0	0	0	\$0	\$0	
Frontier Housing, Inc. (KY)	0	1	0	0	0	\$0	\$117,000	
GROW South Dakota (SD)	1	0	0	0	0	\$0	\$0	
Hawaii HomeOwnership Center (HI)	2	0	0	0	0	\$0	\$0	
Home HeadQuarters, Inc. (NY)	1	0	0	0	0	\$0	\$0	
HomeSource east tennessee (TN)	3	0	0	0	0	\$0	\$0	
Homeport (OH)	2	0	0	0	0	\$0	\$0	
Homewise, Inc. (NM)	36	0	0	0	0	\$0	\$0	
Housing Development Fund, Inc. (CT)	2	0	0	0	0	\$0	\$0	
Manna, Inc. (DC)	1	0	0	0	0	\$0	\$0	

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Mission Economic Development Agency (CA)	2	0	0	0	0	\$0	\$0	
Mountain Country Home Solutions (UT)	11	0	7	0	0	\$0	\$1,492,060	
NEST (CT)	2	0	0	0	0	\$0	\$0	
Native Partnership for Housing, Inc. (NM)	3	0	0	0	0	\$0	\$0	
NeighborImpact (OR)	1	0	0	0	0	\$0	\$0	
NeighborWorks Dakota Home Resources (SD)	1	0	0	0	0	\$0	\$0	
NeighborWorks Great Falls (MT)	4	0	0	0	0	\$0	\$0	
NeighborWorks Home Partners (MN)	1	0	0	0	0	\$0	\$0	
NeighborWorks HomeOwnership Center Sacramento Region (CA)	1	0	0	0	0	\$0	\$0	
NeighborWorks Housing Solutions (MA)	3	1	0	0	0	\$0	\$310,001	
NeighborWorks Montana (MT)	13	0	0	0	0	\$0	\$0	
NeighborWorks Orange County (CA)	7	0	1	0	0	\$0	\$102,000	
NeighborWorks Toledo Region (OH)	2	0	0	0	0	\$0	\$0	
NeighborWorks Waco (TX)	1	0	0	0	0	\$0	\$0	
Neighborhood Housing Services Oklahoma (OK)	3	0	0	0	0	\$0	\$0	
Neighborhood Housing Services of Chicago, Inc. (IL)	1	0	0	0	0	\$0	\$0	
Neighborhood Housing Services of Los Angeles County (CA)	1	0	0	0	0	\$0	\$0	
Neighborhood Housing Services of New York City, Inc. (NY)	1	0	0	0	0	\$0	\$0	
Neighborhood Housing Services of Southern Nevada, Inc. (NV)	1	0	1	0	0	\$0	\$197,475	
Neighborhood Housing Services of the Inland Empire, Inc. (CA)	2	0	0	0	0	\$0	\$0	
Neighborhood Partnership Housing Services (CA)	9	0	20	0	0	\$0	\$4,522,209	
Northwest Michigan Community Action Agency, Inc. (MI)	1	0	0	0	0	\$0	\$0	
Origin SC (SC)	3	0	0	0	0	\$0	\$0	
The Lakota Funds Incorporated (SD)	0	0	0	0	0	\$11,000	\$11,000	
Trellis (AZ)	2	0	0	0	0	\$0	\$0	
Troy Rehabilitation & Improvement Program, Inc. (NY)	1	0	0	0	0	\$0	\$0	
Urban Edge Housing Corporation (MA)	2	0	0	0	0	\$0	\$0	
Wyoming Housing Network (WY)	139	4	0	0	0	\$0	\$1,277,470	
Colorado Totals	28,061	10,069	2,081	863	11,371	\$51,991,203	\$3,917,587,671	\$15,438,372

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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.