

NeighborWorks in North Carolina FY 2025 Impact

\$1,979,000

GRANTS FROM NEIGHBORWORKS AMERICA
to NeighborWorks organizations from core appropriation

The NeighborWorks network consists of housing and community development organizations across the country, including thirteen organizations serving North Carolina.

13,740

TOTAL HOUSING AND COUNSELING
SERVICES PROVIDED

234

NEW HOMEOWNERS
Purchased homes with assistance or directly from
NeighborWorks organizations

8,662

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

3,199

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

1,487

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

158

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

1,447

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

130:1

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

\$258,206,781

TOTAL INVESTMENT
in North Carolina

NeighborWorks in North Carolina FY 2025 Impact

Organizations Located in North Carolina

DHIC, Inc.	Raleigh	www.dhic.org
DreamKey Partners, Inc.	Charlotte	www.dreamkeypartners.org
Durham Community Land Trustees	Durham	www.dclt.org
Mountain Housing Opportunities, Inc.	Asheville	www.mtnhousing.org

Organizations Also Operating in North Carolina

Community Action Partnership of North Alabama, Inc.	www.capna.org
Community Housing Partners Corporation	www.communityhousingpartners.org
Eastern Eight Community Development Corporation	www.e8cdc.org
Fahe, Inc.	www.fahe.org
Fifth Avenue Committee, Inc. (FAC)	www.fifthave.org
HomeSource east tennessee	www.homesourcetn.org
Neighborhood Partnership Housing Services	www.nphsinc.org
NeighborWorks Orange County	www.nwoc.org
St. Mary Development Corporation	www.stmarydevelopment.org

NeighborWorks
North Carolina 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
DHIC, Inc.	31.0	375	57	0	583	3,711	2,963	\$255,000	\$171,813,341	\$601,750	1,016
DreamKey Partners, Inc.	45.0	867	142	0	53	2,498	0	\$59,783	\$68,117,259	\$450,750	355
Durham Community Land Trustees	10.0	0	2	0	33	347	83	\$0	\$1,533,291	\$268,500	22
Mountain Housing Opportunities, Inc.	25.5	0	22	125	0	1,425	153	\$542,331	\$11,406,657	\$658,000	55
Avenue Community Development Corporation (TX)		1	0	0	0	0	0	\$0	\$0		
CHN Housing Partners (OH)		1	0	0	0	0	0	\$0	\$0		
Chicanos Por La Causa, Inc. (AZ)		1	0	0	0	0	0	\$0	\$0		
Coastal Enterprises, Inc. (ME)		2	0	0	0	0	0	\$0	\$0		
Community Action Partnership of North Alabama, Inc. (AL)		0	0	0	0	32	0	\$0	\$0		
Community Housing Partners Corporation (VA)		0	0	0	0	573	0	\$0	\$0		
Community Ventures Corporation (KY)		181	0	0	0	0	0	\$0	\$0		
Eastern Eight Community Development Corporation (TN)		3	1	0	0	0	0	\$0	\$214,051		
Fahe, Inc. (KY)		1	8	22	0	0	0	\$233,221	\$3,226,736		
Fifth Avenue Committee, Inc. (FAC) (NY)		0	1	0	0	0	0	\$0	\$31,012		
HACE (PA)		1	0	0	0	0	0	\$0	\$0		
HomeSource east tennessee (TN)		0	1	0	0	0	0	\$0	\$259,306		
Homewise, Inc. (NM)		1	0	0	0	0	0	\$0	\$0		
Housing Development Fund, Inc. (CT)		1	0	0	0	0	0	\$0	\$0		
Housing Resources, Inc. (WI)		1	0	0	0	0	0	\$0	\$0		
Manna, Inc. (DC)		2	0	0	0	0	0	\$0	\$0		
NeighborGood Partners, Inc. (DE)		3	0	0	0	0	0	\$0	\$0		
NeighborWorks Home Partners (MN)		1	0	0	0	0	0	\$0	\$0		
NeighborWorks Montana (MT)		2	0	0	0	0	0	\$0	\$0		
NeighborWorks Orange County (CA)		14	0	1	0	0	0	\$0	\$106,360		
NeighborWorks Southern Colorado (CO)		2	0	0	0	0	0	\$0	\$0		
NeighborWorks Western Pennsylvania (PA)		3	0	0	0	0	0	\$0	\$0		
Neighborhood Housing Services of Chicago, Inc. (IL)		1	0	0	0	0	0	\$0	\$0		
Neighborhood Housing Services of New York City, Inc. (NY)		1	0	0	0	0	0	\$0	\$0		
Neighborhood Partnership Housing Services (CA)		9	0	10	0	0	0	\$0	\$1,498,767		
Origin SC (SC)		9	0	0	0	0	0	\$0	\$0		
Penquis Community Action Program, Inc. (ME)		1	0	0	0	0	0	\$0	\$0		
Salisbury NHS (MD)		1	0	0	0	0	0	\$0	\$0		

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
St. Mary Development Corporation (OH)		0	0	0	0	76	0	\$0	\$0		
Wealth Watchers, Inc. (FL)		2	0	0	0	0	0	\$0	\$0		
North Carolina Totals	111.5	1,487	234	158	669	8,662	3,199	\$1,090,335	\$258,206,781	\$1,979,000	1,447

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
North Carolina 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
DHIC, Inc.	3,275	342	36	1,335	13,372	\$578,906	\$381,295,148	\$2,754,250
DreamKey Partners, Inc.	3,793	607	0	980	0	\$448,186	\$470,993,401	\$2,562,030
Durham Community Land Trustees	0	8	9	125	183	\$0	\$13,475,166	\$1,434,000
Mountain Housing Opportunities, Inc.	0	102	480	314	226	\$2,546,084	\$89,484,402	\$2,450,500
Affordable Housing Alliance, Inc. (NJ)	1	0	0	0	0	\$0	\$0	
Affordable Housing Resources, Inc. (TN)	3	0	0	0	0	\$0	\$0	
Avenue Community Development Corporation (TX)	2	0	0	0	0	\$0	\$0	
BCL of Texas (TX)	3	1	0	0	0	\$38,300	\$222,300	
CHN Housing Partners (OH)	13	0	1	0	0	\$0	\$67,700	
Chattanooga Neighborhood Enterprise, Inc. (TN)	1	0	0	0	0	\$0	\$0	
Chicanos Por La Causa, Inc. (AZ)	1	0	0	0	0	\$162,894,813	\$162,894,813	
Coastal Enterprises, Inc. (ME)	2	0	0	0	0	\$100,000	\$515,000	
Community Action Partnership of North Alabama, Inc. (AL)	0	0	0	0	0	\$0	\$0	
Community Concepts, Inc. (ME)	1	0	0	0	0	\$0	\$0	
Community Housing Partners Corporation (VA)	0	0	0	3	0	\$0	\$35,455	
Community Partners of South Florida (FL)	1	0	0	0	0	\$0	\$0	
Community Resources & Housing Development Corp. (CO)	0	1	0	0	0	\$0	\$333,047	
Community Ventures Corporation (KY)	831	33	0	0	0	\$0	\$3,636,436	
Eastern Eight Community Development Corporation (TN)	9	1	0	0	0	\$0	\$214,051	
Fahe, Inc. (KY)	2	10	48	0	0	\$611,221	\$4,043,732	
Fifth Avenue Committee, Inc. (FAC) (NY)	0	1	0	0	0	\$0	\$31,012	
Fifth Ward Community Redevelopment Corporation (TX)	1	0	0	0	0	\$0	\$0	
HACE (PA)	1	0	0	0	0	\$0	\$0	
Home HeadQuarters, Inc. (NY)	3	1	0	0	0	\$0	\$154,237	
HomeSight (WA)	3	0	0	0	0	\$0	\$0	
HomeSource east tennessee (TN)	0	2	0	0	0	\$0	\$506,386	
Homewise, Inc. (NM)	5	0	0	0	0	\$0	\$0	
Hope Enterprise Corporation (MS)	0	0	0	0	0	\$305,396	\$305,396	
Housing Development Fund, Inc. (CT)	2	0	0	0	0	\$0	\$0	
Housing Partnership for Morris County (NJ)	4	0	0	0	0	\$0	\$0	
Housing Resources, Inc. (WI)	1	0	0	0	0	\$0	\$0	
Kennebec Valley Community Action Program Housing Services (ME)	1	0	0	0	0	\$0	\$0	
Manna, Inc. (DC)	7	0	0	0	0	\$0	\$0	

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
MiSide (MI)	2	0	0	0	0	\$0	\$0	
Mountain Country Home Solutions (UT)	0	0	1	0	0	\$0	\$262,800	
Mutual Housing Association of Greater Hartford, Inc. (CT)	1	0	0	0	0	\$0	\$0	
Neighbor to Neighbor, Inc. (CO)	2	0	0	0	0	\$0	\$0	
NeighborGood Partners, Inc. (DE)	5	0	0	0	0	\$0	\$0	
NeighborWorks Columbus (GA)	1	0	0	0	0	\$0	\$0	
NeighborWorks Community Partners (NY)	1	0	0	0	0	\$0	\$0	
NeighborWorks Home Partners (MN)	3	0	0	0	0	\$0	\$0	
NeighborWorks Housing Solutions (MA)	2	1	0	0	0	\$0	\$384,000	
NeighborWorks Montana (MT)	3	0	0	0	0	\$0	\$0	
NeighborWorks Orange County (CA)	17	0	3	0	0	\$0	\$310,360	
NeighborWorks Southern Colorado (CO)	2	0	0	0	0	\$0	\$0	
NeighborWorks Waco (TX)	1	0	0	0	0	\$0	\$0	
NeighborWorks Western Pennsylvania (PA)	4	0	0	0	0	\$0	\$0	
NeighborWorks of Grays Harbor County (WA)	1	0	0	0	0	\$0	\$0	
Neighborhood Housing & Development Corporation (FL)	0	1	0	0	0	\$0	\$546,447	
Neighborhood Housing Services of Baltimore, Inc. (MD)	4	0	0	0	0	\$0	\$0	
Neighborhood Housing Services of Chicago, Inc. (IL)	2	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 Britain, Inc. (CT)	1	0	0	0	0	\$0	\$0	
Neighborhood Housing Services of New Haven, Inc. (CT)	2	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 South Florida, Inc. (FL)	1	0	0	0	0	\$0	\$0	
Neighborhood Partnership Housing Services (CA)	11	2	12	0	0	\$0	\$2,243,617	
New Kensington Community Development Corporation (PA)	2	0	0	0	0	\$0	\$0	
Northwest Michigan Community Action Agency, Inc. (MI)	0	1	0	0	0	\$0	\$292,726	
Origin SC (SC)	70	0	8	0	0	\$0	\$2,304,363	
Penquis Community Action Program, Inc. (ME)	3	0	0	0	0	\$0	\$0	
Ponce Neighborhood Housing Services, Inc. (PR)	2	0	0	0	0	\$0	\$0	
Salisbury NHS (MD)	2	0	0	0	0	\$0	\$0	
St. Ambrose Housing Aid Center (MD)	3	0	0	0	0	\$0	\$0	
St. Mary Development Corporation (OH)	0	0	0	76	0	\$0	\$10,367,428	
Tejano Center for Community Concerns (TX)	1	1	0	0	0	\$0	\$255,994	

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
United Housing, Inc. (TN)	2	0	0	0	0	\$0	\$0	
Urban Edge Housing Corporation (MA)	1	0	0	0	0	\$0	\$0	
Way Finders, Inc. (MA)	1	1	0	0	0	\$0	\$403,500	
Wealth Watchers, Inc. (FL)	2	0	0	0	0	\$0	\$0	
Wyoming Housing Network (WY)	1	0	0	0	0	\$0	\$0	
North Carolina Totals	8,124	1,116	598	2,833	13,781	\$167,522,906	\$1,145,578,916	\$9,200,780

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.

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- 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.

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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.