



NeighborWorks®

AMERICA

Working Together for Strong Communities

Affiliation to the NeighborWorks Network

2023 Opportunity for Charter Membership

@NeighborWorks





Agenda

- Purpose of webinar
- About NeighborWorks America and the network
- NeighborWorks strategic direction
- Being a member of the NeighborWorks network
- Affiliation process

About NeighborWorks America

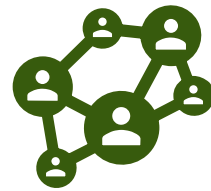
NeighborWorks America is a recognized leader in the affordable housing and community development fields with a 45-year tenure in investment and support.

Our mission: To help people live in affordable homes, improve their lives and strengthen their community.

Our vision: We work to make every community in America a place of opportunity.

245+

of the nation's best community development organizations



Located in all 50 states, DC & Puerto Rico; no substitute for the breadth and know-how of the NeighborWorks network

415,800

Individuals assisted with housing and counseling services in FY22

Founded on Resident Leadership

- **Pittsburgh, 1968:** First “NeighborWorks” organization is born.
- Dorothy Richardson leads her neighbors in the Central North Side neighborhood of Pittsburgh to fight back against community decay and disinvestment.
- “The solution was not to tear down the whole neighborhood, but to fix the houses,” she said.
- Richardson founds Neighborhood Housing Services (NHS) of Pittsburgh, which became the model for NHS organizations nationwide.



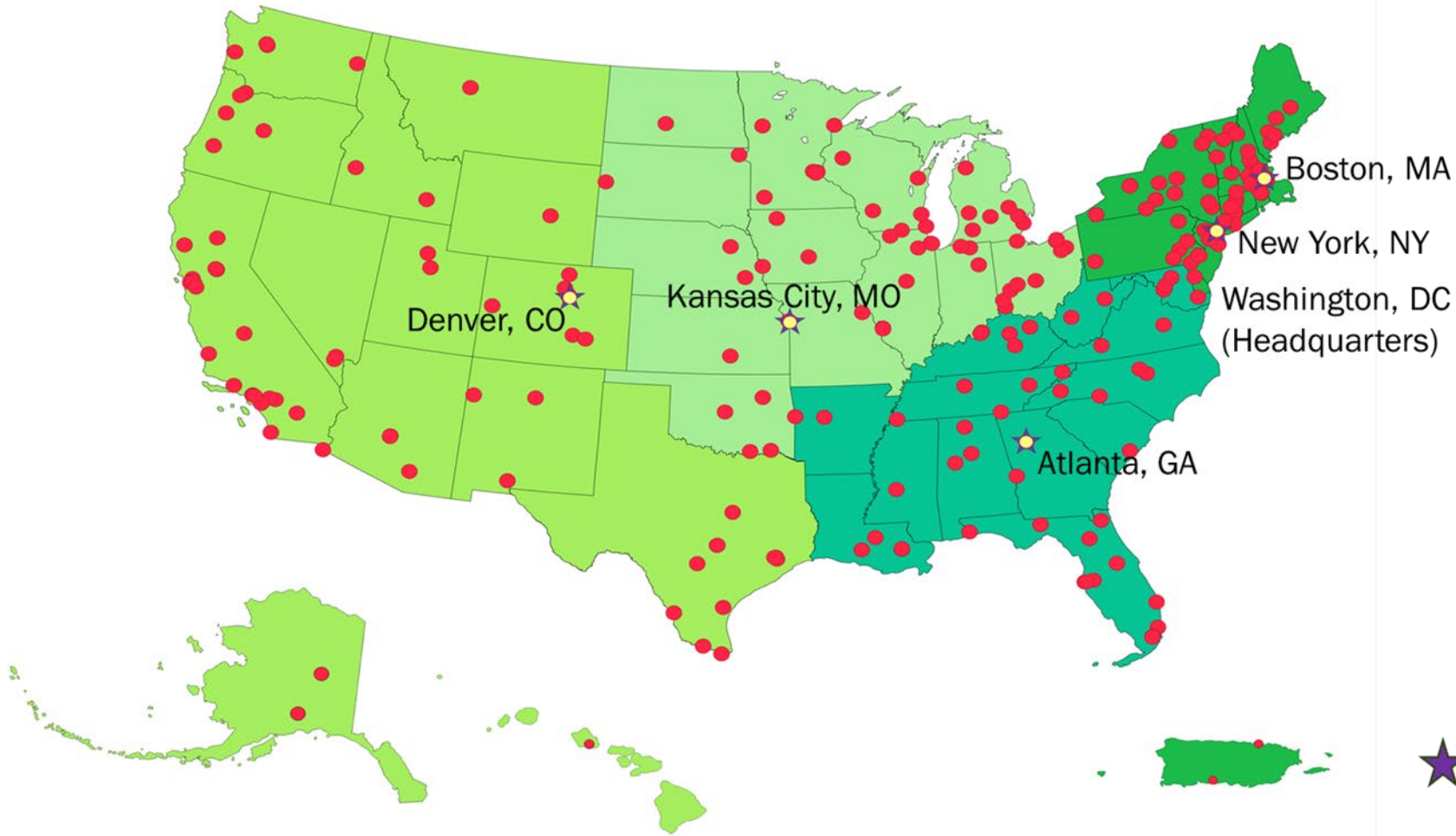
Established by Congress



- **Washington, 1978:** Congress enacts Public Law 95-557 establishing the Neighborhood Reinvestment Corporation, now d/b/a NeighborWorks America.
- NeighborWorks' board of directors is determined by statute and consists of designated appointees from:
 - The Federal Deposit Insurance Corporation (FDIC)
 - The Federal Reserve System
 - The National Credit Union Administration (NCUA)
 - The Office of the Comptroller of the Currency
 - The U.S. Department of Housing and Urban Development (HUD)
- NeighborWorks America receives an annual appropriation from Congress. For FY23, the appropriation was \$170 million.



NeighborWorks America's national footprint



245+
chartered
members in all
50 states,
the District of
Columbia, and
Puerto Rico

★ Regional Offices

The NeighborWorks network



NeighborWorks has a strong network of **community development and housing organizations** across the country.

The network offers **services and approaches to meet the unique needs** of their community. From disaster response to rental property management to mortgage origination.

NeighborWorks and the network considers **local voices critical to the success** of their projects. One third of the board members at any given network organization represent local residents.

Our current strategic goals

Goal 1: Create, preserve and invest in affordable housing and wealth building.

Goal 2: Foster stronger, more equitable communities.

Goal 3: Strengthen the capacity and sustainability of the NeighborWorks network.

Goal 4: Strengthen a culture of accountability and belonging at NeighborWorks America.



Strategic Plan

October 2021- September 2024

**“Home” is not just the building
where we live, but also the
community that surrounds and
supports us, and that all serve
equitable access to opportunity.**

NeighborWorks America Strategic Plan, FY 2022-2024

How we built strong communities in FY22

- **415,800** total housing and counseling services provided
- **204,900** rental homes owned and/or managed
- **105,250** customers counseled and educated
- **72,600** homes repaired
- **18,000** new homeowners

- **\$10,796,000,000** total investment in communities
- **\$65:\$1** Congressional appropriation leverage

Benefits of being a chartered member

- Unrestricted grants.
- Technical assistance.
- Professional training and certification.
- Peer learning.
- Organizational assessment.
- Access to subject matter experts.
- Data collection and analysis.



Initiatives to support excellence

- **Homeownership programs and lending.**
 - Includes financial capability and CDFI capacity building.
- **Real estate programs**
 - Includes asset management, business strengthening and resident services.
- **Business Intelligence Services**
 - Data mapping
- **Success Measures**
 - Includes Community Impact Measurement
- **Community Initiatives**
 - Includes community building and engagement, healthy homes and communities, rural engagement.
- **Comprehensive Community Development**
 - A place-based and intentional approach aimed at improving lives and strengthening communities.
- **Native America Partnerships**



and more!

The 2023 Affiliation Process

Affiliation scope and process

- ✓ Rigorous, 18–24-month, multi-phase process.
- ✓ Application opened April 17 and will close June 9 at 8 p.m. ET.
- ✓ Submission is through the NeighborWorks Grants Portal.
- ✓ Finalists notified in Fall 2023 of intent to proceed with on-site review.
- ✓ All qualified applicants will be considered.
- ✓ Anticipate affiliating up to five new network members.
- ✓ Top consideration will be filling geographic and programmatic service area gaps.

Learn about our current network

Check out these links on our website:



- ✓ [Interactive impact map](#)
- ✓ [NeighborWorks directory](#)
- ✓ [Stories about network members](#)

Affiliation priorities

We are seeking organizations that:

- Align with NeighborWorks strategic plan goals with housing being core to the work of the organization, as evidenced by applicant mission and impact.
- Fill geographic and programmatic or service gaps within the network, with special attention to underserved markets, native or tribal lands, rural areas and communities of color.

Affiliation priorities

- Take a collaborative approach to their work, including partnerships with local organizations, state associations, and national intermediaries.
- Have an intentional focus on issues of race, equity, diversity and inclusion in their organization and/or communities served.
- Regard resident and stakeholder engagement as foundational to the design, implementation and evaluation of their work.

Affiliation steps

- ✓ Self assessment and materials review.
- ✓ Registration in the Grants Portal.
- ✓ Application parts 1 and 2.
- ✓ Application review.
- ✓ Financial and on-site organizational assessment for finalists.
- ✓ Invitation to charter.

Take the self assessment

- We recommend that all applicants take the self assessment **before** beginning the application.
- Learn about the requirements and expectations of NeighborWorks chartered membership.
- See if your organization aligns with us before you start the application process.

Review all the information before you start your application

- Instructions and application documents are available for review [on our website](#) to help applicant understand and prepare for the affiliation process and application submittal.
- Applicants are expected to review them advance and use them while completing the application.
- Applicants are encouraged to discuss materials with their board and staff to ascertain readiness and alignment.

Use the NeighborWorks Grants Portal to complete the application

- Step 1: Set up organization account in the Grants Portal (send W9 to Grants@nw.org).
- Step 2: Register two authorized officials within the Grants Portal.
- Step 3: Start the application.

Part 1—Threshold documents

- ✓ Consolidated audit package.
- ✓ IRS 501 (c)(3) letter.
- ✓ IRS Form 990
- ✓ Summary of organizational mission and work.
- ✓ Organizational formation documents.
- ✓ Attestation stating an understanding and commitment to fulfilling the requirements of a charter member.

Attestation on board composition

- The board is now, or the board can now or prior to the onsite review, if invited, consist of at least 1/3 residents or resident representatives and include representation from the public and private sectors.
- The board will also maintain this ratio throughout charter membership.

Transition to part 2

- Applicants are strongly encouraged to submit part 1 as early as possible. NeighborWorks recommends submitting no later than May 15 to allow adequate time to complete part 2.
- Once the part 1 documents have been verified, NeighborWorks will provide guidance on accessing part 2 of the application. **Only applicants who meet threshold requirements will be authorized to submit part 2.**
- NeighborWorks will respond to part 1 submittals within five business days.

Part 2—Data and questions

Questions include organizational history, mission, board, staff, service delivery, organizational and program budgets, and financial performance and production from 2020 to current.

- Organizational information.
- Organizational management
- Board governance.
- Service area.
- Resource development and community support.
- Financial management.
- Program services.
- Lines of business.
- Board resolution.

We look at six lines of business (LOBs)

Organizations do not have to do them all to qualify!

- **Community building and engagement.**
 - Including resident leadership development
- **Real estate development and asset management.**
 - Including units owned, developed and projected, and resident services.
- **Property management.**
- **Home preservation.**
 - Including owner-occupied rehab, eviction prevention, financial capability, foreclosure mitigation, refinance, reverse mortgage.
- **Homeownership promotion.**
 - Including homebuyer education & counseling by HUD certified counselors.
- **Lending and portfolio management.**
 - Including CDFI, loan volume, delinquencies, deployment ratio, write off/allowances, sources and uses of capital.

Part 2—Board resolution

- A board resolution which expressly states the Board of Director's support for membership in the NeighborWorks network is required at this stage.
- The board resolution must be executed by the board chair and executive director/chief executive officer and requires the statements of understanding and commitment by the board and staff for the application to move forward.

Affiliations timeline



On-site assessment for finalists

- ✓ By invitation only in late 2023 or early 2024.
- ✓ Notification prior to review with approximately 120 days to prepare.
- ✓ Additional information requests.
- ✓ *PROMPT: About the review process.*

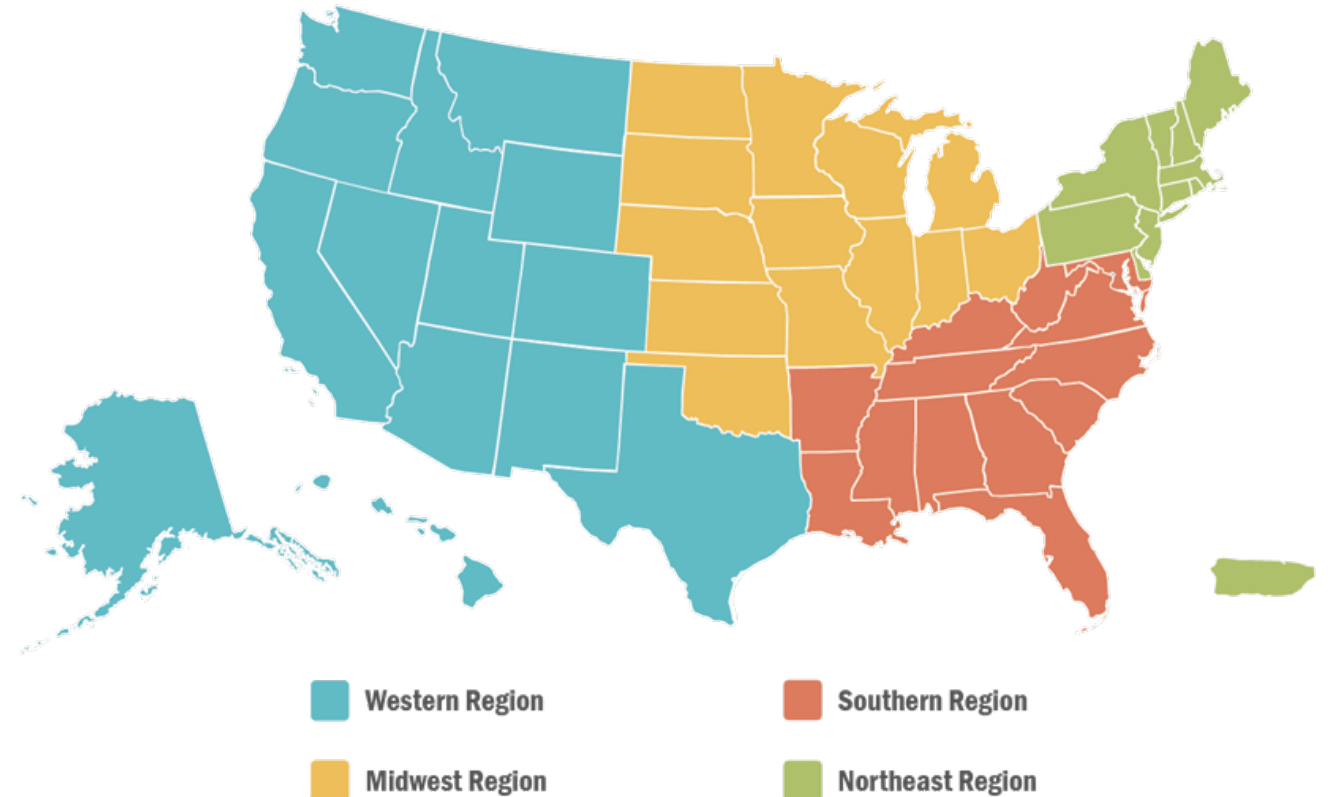
Let our website be your guide

- ✓ [Become a Member](#)
 - Self assessment
 - Instructions and appendices
 - Application parts 1 and 2 for review
- ✓ Grants Portal resource materials (link)
- ✓ [About NeighborWorks America](#)
 - NeighborWorks mission
 - [Strategic plan](#)
 - Resident and stakeholder engagement
- ✓ About the NeighborWorks network
 - [Interactive impact map](#)
 - [NeighborWorks directory](#)
 - [Stories about network members](#)

Contact Information

Direct your questions to

Affiliations@nw.org



Thank You!

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AMERICA

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