

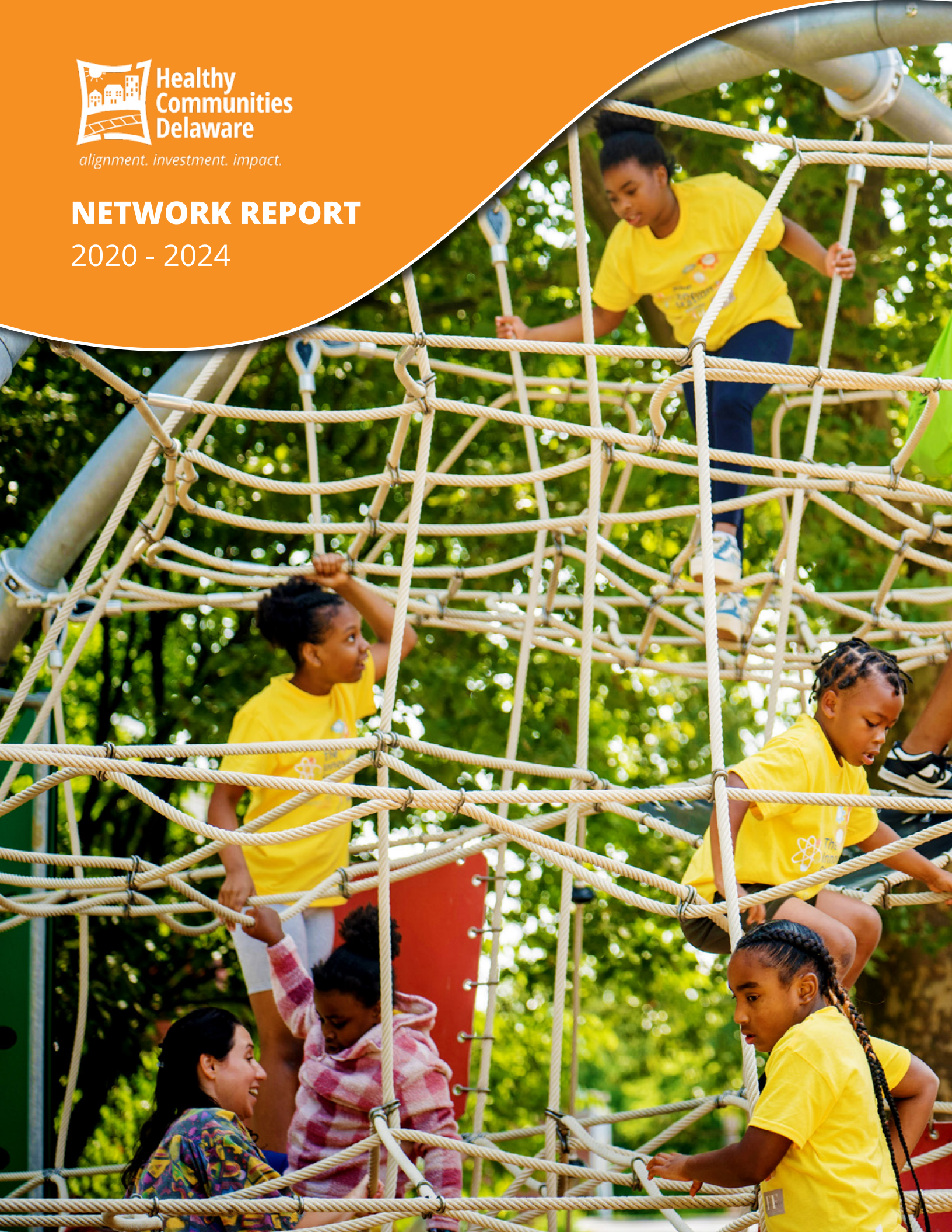


Healthy
Communities
Delaware

alignment. investment. impact.

NETWORK REPORT

2020 - 2024



About Healthy Communities Delaware

STRENGTHENING COMMUNITIES

WORKING TOGETHER TO IMPROVE HEALTH, WELL-BEING AND EQUITY.

Healthy Communities Delaware (HCD) is a network of community and investment partners working together to advance health, well-being and equity across our state. Health and well-being are primarily driven by the communities in which we live, learn, work and play, and less by the healthcare that we receive. For this reason, HCD focuses on improving the community conditions that support holistic well-being.

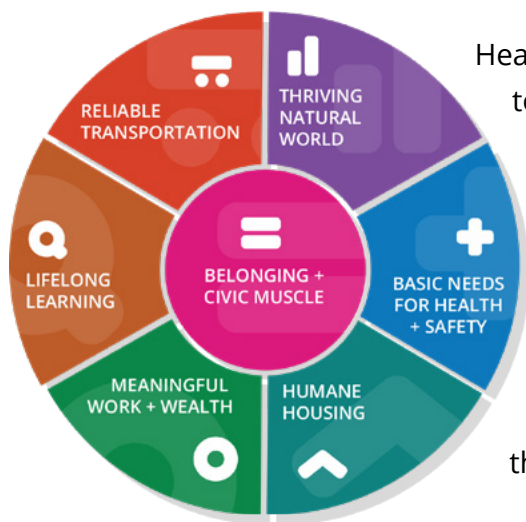
Vital signs, like heart rate, temperature, and weight tell us what is going on in our bodies. Vital Conditions tell us what is going on in our communities and the world around us. **Vital Conditions are the properties of our communities that we all need, all the time, to thrive and reach our full potential.**

VISION

We envision healthy, safe and vibrant communities across Delaware, where ALL people are thriving, no exceptions.

MISSION

We work with communities, investors and systems to create thriving places for thriving people.



THE VITAL CONDITIONS FOR HEALTH & WELL-BEING.

Healthy Communities Delaware invests in communities to improve the Vital Conditions that are prioritized by residents, giving voice and power to those who know their community best. The community-based work is carried out by local organizational partners that provide the infrastructure to facilitate community transformation.

Our work is equity-focused, place-based, community-driven, and long-term. It improves the Vital Conditions that all people and places need to thrive.

Building Communities OF OPPORTUNITY

HCD strategically aligns funding from private and public sources to invest in historically excluded communities — those with the most to gain. Consistent annual investments allow for sustainable growth and development in both capacity-building and specific Vital Conditions projects.

KEY INVESTMENTS

\$5.4 Million invested in HCD communities through the HCD Community Collaborations Fund at the DCF.

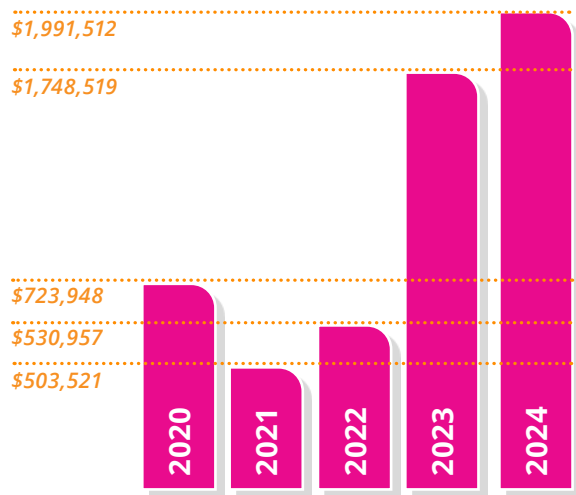
\$20 Million leveraged by HCD investments (obtained by partners).

\$4.2 Million distributed on behalf of DPH, using the HCD infrastructure to achieve equitable and rapid distribution of funds.

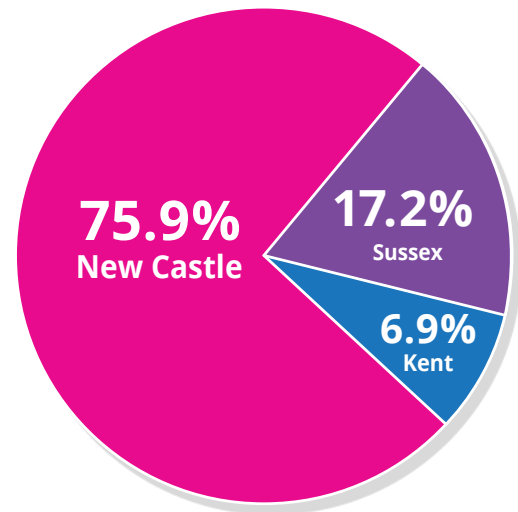
\$1.3 Million invested in capacity building and field building.

100% of partners reported that they use HCD funding and support to build their capacity to advance their community's vision and plan.

HCD COMMUNITY INVESTMENTS
BY FISCAL YEAR



HCD COMMUNITY INVESTMENTS
BY COUNTY



TIMELINE

2014 - 2017

Healthy Neighborhoods work begins in DE, funded by a federal CMMI grant.

2019

CMMI funding ends. Healthy Communities Delaware is created as a way to sustain the infrastructure for community investment to improve vital conditions/social determinants of health.

2020

First long-term investments made to a cohort of 11 communities who are set up with liaisons from the HCD team to receive support in addition to funding.

2021

Virtual workshop series offered to HCD partners bringing the Vital Conditions framework to Delaware.

2022

A second cohort of 8 communities joins the HCD network and begins receiving funding and support.

2022

Begin partnership with Community Development Institute (CDI) at UD for capacity building for HCD partners.

2023

Facilitated \$900,000 one-time investments on behalf of DPH to HCD and non-HCD communities in a competitive grant process.

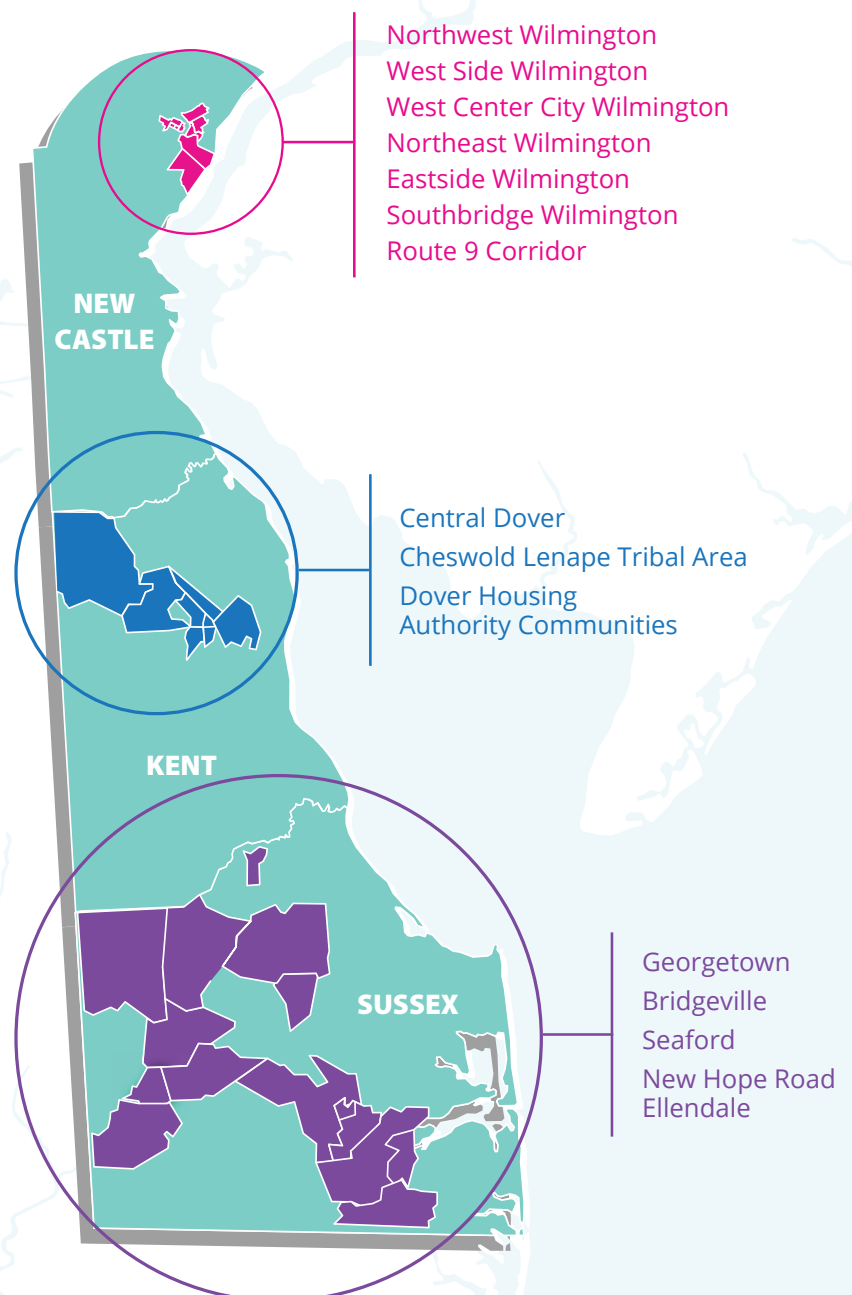
2024

Equity Summit convening 21 co-hosts offered to 400 attendees from Delaware and beyond.

Our neighborhoods have a greater influence on health and well-being than health care and genetics.

Since 2014, long-standing coalitions, councils, workgroups, agencies, health systems, community-based organizations, academia, and individuals have been collaborating to address community conditions and health outcomes in specific disadvantaged neighborhoods across the state.

HCD PARTNER COMMUNITIES | 2020-2024



OUR APPROACH

By shifting the power to the community, HCD is not just a funder, but a collaborator and partner.

COMMUNITY INVESTMENT

Aligning long-term, sustainable, and flexible funding streams for investment into communities.

- **15 HCD Communities** and **23 Partner Organizations** invested in for place-based, resident-led community revitalization efforts.
- **62 Community-driven projects funded** through our community investment process.
- **29 Assessments and action plans developed** by our community partners, including comprehensive community plans, housing market analysis, and park and playground revitalization plans.
- **188,000+ Residents** live in HCD-invested communities (almost 20% of DE population).

CAPACITY BUILDING

Increasing people-hours, skills, knowledge, and abilities with training and technical assistance.

- **56.45 Full Time Equivalents supported** through HCD funding.
- **14 Interns placed** with 10 HCD partners at no cost to the partners.
- **More than 12,200 hours** of 1:1 HCD liaison technical support provided.
- **50 Partner meetings** hosted for sharing resources and peer learning.
- **11 NeighborWorks community development webinars facilitated** with over 163 attendees.
- **96 Community Development Institute scholarships awarded to HCD partners** to build leadership professional development skills.
- **50 Marketing and communications supports** provided for social media management, communications plans, website design, press events, and video.
- **5 Evaluations** coordinated with an evaluation consultant.

FIELD BUILDING

Intentional coordination of equity efforts to drive collaborative change.

- **Placemaking field trip** to Philadelphia for 35 Delaware partners.
- **23 Community Development Institute scholarships** awarded to professionals advancing equity in the field.
- **Equity Action Summit:** Two-day conference in 2024 for stakeholders in and around Delaware.
- **Vital Conditions Youth Toolkit:** Helps youth explore the impact of community conditions on well-being and embrace their power to make change.
- **Advancement of training opportunities** to organizations statewide to better shape the neighborhoods of tomorrow.
- **Coordinating and organizing individuals and organizations** across the state to create a Delaware where all people can thrive.
- **Alignment of State Health Assessment and State Health Improvement Plan** with Vital Conditions Framework.

WEST SIDE WILMINGTON

Cornerstone West CDC, **Latin American Community Center**, and **Be Ready CDC** are founding members of the West Side Grows Together Steering Committee and revitalization effort. Since 2011, these organizations have collaborated with residents and other organizations to develop and implement the [10-year West Side Revitalization Plan](#). In 2020, HCD joined the partnership, contributing to new affordable housing, revitalized playgrounds, a child care center, and stronger social cohesion. As a backbone organization, Cornerstone West CDC supports the West Side Grows Together Steering Committee and helps coordinate community development initiatives. Last year, the community updated its revitalization plan, providing stakeholders with a roadmap for the next decade.

CORNERSTONE WEST CDC

- Revitalized 2 parks/playgrounds.
- Maintained 4 community gardens.
- Organized 48 farmer's markets.
- Updated 1 Neighborhood Revitalization Plan with over 500 residents and stakeholders.

LATIN AMERICAN COMMUNITY CENTER

- Expanded COVID care access - 1,610 tests and 1,710 vaccines.
- Opened 1 childcare center.
- Established a community garden.
- Facilitated 6 community meetings and 4 workshops.

BE READY CDC

- Created mixed-use development "Solomon's Court" replacing a block of vacant housing with six units of affordable and accessible rental housing and 1,600 sq ft of commercial space. Construction for 12 additional units of affordable rental housing and 4,500 sq ft of commercial space begins in 2024, with newly secured funding.
- Facilitated over 46 meetings of the 4th Street Visionaries Civic Association.



"With the investment and support of HCD, Cornerstone facilitated the update to the West Side Revitalization Plan. The 2024 Plan now serves as the foundation/roadmap for our strategies and acts as a lever to drive more resources to the West Side."

Britt Salen, Cornerstone CDC

WEST CENTER CITY WILMINGTON

Wilmington Alliance has been working to revitalize West Center City, Wilmington with a focus on creativity and the arts. They are bringing residents together to strengthen community bonds and improve the quality of life and vitality in the area. With HCD's support since 2022, the creative place-making approach reclaims and reactivates existing public spaces, highlights cultural assets, and uses arts and culture to mend, heal, and instill belonging.

WILMINGTON ALLIANCE

- Indoor community space created: The Art-O-Mat (501 West 7th Street) brings free programming to all ages.
- 108 free community-building events such as concerts, art markets, and wellness activities, held in shared spaces such as the Rock Lot, 7th & West Park, and the Art-o-mat.
- 2 artist residencies.
- 2 community green spaces maintained and activated.
- 293 pounds of fresh produce donated.



NORTHWEST WILMINGTON

Since 2020, **Jefferson Street Center, Inc.** has significantly strengthened its organizational capacity to improve Northwest Wilmington. With HCD support, they've hired key staff, established HR policies, redesigned their website, and developed a fundraising plan. These improvements have positioned Jefferson Street Center as a stronger backbone organization in the community.

As a result of this enhanced capacity, Jefferson Street Center is better equipped to coordinate the community-driven initiatives prioritized in the [Washington Heights Blueprint Plan](#). They've formed public-private partnerships, leveraged their resources to support neighborhood projects, including Open Streets events, a bike lane pilot, and expansion of a resident-created farmers market. Additionally, Jefferson Street Center has partnered with Hanover Church to create a community hub, providing renovated spaces for various organizations to offer essential services and programming.

JEFFERSON STREET CENTER, INC.

- Community hub established with newly renovated gym and publicly accessible outdoor gathering areas.
- Co-piloted road diet and installed first protected bike lane in City of Wilmington.
- Farmers market expanded to increase food access.
- Community Advisory Committee (in progress).



NORTHEAST WILMINGTON

Collaborate Northeast is the backbone organization for the [2019 Northeast Wilmington Revitalization Implementation Plan](#). With support from HCD, the community created a non-profit entity to enable investment, engaged consultants for initial staffing and worked with various partners on revitalization, reliable transportation, economic development and beautification efforts, particularly along N. Market Street. **Habitat for Humanity of New Castle County** is co-facilitating community meetings, providing resident leadership training, and leading clean-ups, greening and beautification projects.

COLLABORATE NORTHEAST

- Brownfield sites mitigation assessment completed and plans developed.
- Parcel survey and data collection completed for North Market Street.
- 1 commercial property prepped for redevelopment and concept plans developed.
- Potential placemaking sites identified on North Market Street for parklets and murals.

HABITAT FOR HUMANITY OF NEW CASTLE COUNTY

- 6 community lots transformed into a handicap-accessible green space, featuring picnic area and a pollinator garden.
- 7 community cleanup events and 24 backyard clean-ups removed over 9.6 tons of trash across 100 blocks of the community, benefiting over 2,000 neighbors.
- 10 Northeast residents trained as community champions.
- Facilitated 24 community meetings.



ROUTE 9 CORRIDOR

The Route 9 Master Plan Monitoring Committee conducted a feasibility study to help understand the wide range of work happening along the Route 9 corridor. With investment from HCD, **The Rt. 9 Community Development Corporation** (formerly New Castle Prevention Coalition) supports the development of green space, economic opportunity and environmental justice that align with the [Route 9 Master Plan](#). The aim is to strengthen the Vital Conditions of reliable transportation, a thriving natural world, and civic muscle and belonging. A resident-driven process ensures active community engagement in neighborhood transformation.

THE RT. 9 COMMUNITY DEVELOPMENT CORPORATION

- Recommendations Report on Infrastructure for Community Development complete.
- New Castle Prevention Coalition transitioned to Rt. 9 CDC and hired staff.
- Created local workforce to maintain 6 community parks.
- Signed park maintenance contract with New Castle County for the 6 community parks.
- Acquired state contracts to support three Community Health Workers.
- Awarded multi-million dollar Bezos Earth Fund grant.



SOUTHBRIDGE WILMINGTON

With HCD support, the [South Wilmington Planning Network \(SWPN\)](#) and Civic Associations facilitated a community-driven planning process to create a [Southbridge Neighborhood Action Plan](#). The inactive [Southbridge CDC](#) was revived to act as a backbone organization to coordinate the community development efforts of SWPN, Southbridge Civic Association, and other stakeholders. The Southbridge CDC has grown its capacity and spearheaded efforts to address housing, the environment and community engagement.

SOUTHBRIDGE CDC

- Southbridge Neighborhood Action Plan developed.
- Southbridge CDC reactivated and staffed.
- Supported Civic Association meetings.
- Acquisition of ARPA funds to advance work.
- 25 minor home revitalization services delivered (facade improvements).
- 5 critical home repairs completed (roof repairs).



EASTSIDE WILMINGTON

Since 2013, Eastside Wilmington stakeholders have been implementing the [Eastside Blueprint Community Strategic Plan](#) to advance affordable housing, access to healthy foods, workforce opportunities, and clean and beautify streets. HCD joined the revitalization efforts in 2020. With HCD's support, [Central Baptist CDC](#) expanded its capacity by appointing a new housing director and workforce development director. Meanwhile, [Habitat for Humanity of New Castle County](#) has led initiatives in home repair and beautification. Together, the partners are facilitating a community-driven planning process to shape the next decade of community revitalization efforts, culminating in the "Eastside 2035: Revitalization Plan."

HABITAT FOR HUMANITY OF NEW CASTLE COUNTY

- 160 minor home revitalization services provided: gutter cleanings and repairs, yard maintenance, trash can cover installation, AC/furnace tune-ups, smoke detector installations.
- Community park revitalized.
- 2 community gardens created.
- 18 residents received resident leadership training.
- 3 community clean-up events removed over 5.3 tons of trash benefiting roughly 1,100 residents.

CENTRAL BAPTIST CDC

- Workforce development program developed.
- Housing market analysis completed.
- Eastside Career Development Center architectural plan developed.



CENTRAL DOVER

Adopted in 2014 and supported by HCD investment since 2022, the [Restoring Central Dover Neighborhood Revitalization Plan](#) is led by [NeighborGood Partners](#), with support from [Central Delaware Habitat for Humanity](#) and other stakeholders. They have repaired and revitalized homes, hosted events to cultivate trust and community ties, and built community assets like The Scoop, a social enterprise ice cream shop that offers local youth job opportunities and a chance to learn valuable skills.

Through their long-term commitment to building relationships and trust, they are strengthening the connectedness of the community and empowering residents to be heard and take action. Seven local leaders have been trained and have planned and implemented projects to address needs voiced by their neighbors. A community revitalization plan re-refresh is underway to continue progress and chart a path through 2030.

NEIGHBORGOOD PARTNERS

- Facilitated 66 community events.
- Supported Project Safe Neighborhood by fostering strong community involvement to help reduce violent crime and establishing “The Hub,” a center offering comprehensive support.
- Creation of The Scoop with a youth career training program that has prepared and employed more than 10 youth.

CENTRAL DELAWARE HABITAT FOR HUMANITY

- Coordinated 5 Rock the Block events.
- 16 minor home revitalization services provided, such as pressure washing, fence repair, and pollinator garden installation.
- 10 homes received critical repairs, including floor replacement, pest abatement, leak repairs, and accessibility improvements.
- Youth leadership workshop resulted in two impactful community projects.
- 1 community mural created as a moving display showcasing an abstract expression of area businesses.



“HCD’s funding has allowed us to do more than just build homes. It has allowed us to connect with other agencies statewide and in the surrounding states to learn best practices and to better understand the needs in our community. The trainings and partnerships have allowed us to work on a larger scale and reach more individuals.”

Jocelyn Tice,
Central Delaware Habitat for Humanity

DOVER HOUSING AUTHORITY COMMUNITIES

Since 2020, **NeighborGood Partners** (NGP) has been a cornerstone in the Dover Housing Authority neighborhoods of Manchester Square, Derby Estates, and Willis Road. With support from HCD, NGP has built community relationships and trust by maintaining a consistent presence in the community - organizing neighborhood meetings, events, and celebrations.

A concerted effort to engage youth in pro-social activities that build trust and mitigate the risk of gang involvement has resulted in an array of opportunities for younger residents, from pick-up sports games to structured mentoring programs. In the coming year, a newly constructed pole barn will be completed, providing a much-needed community space for both resident meetings and youth activities. Through these efforts, there is now a growing group of local leaders who participate in leadership training and plan events and activities to flex their civic muscle.



NEIGHBORGOOD PARTNERS

- 1 comprehensive community assessment and plan completed.
- 6 residents attended NeighborWorks America's Community Leadership Institute.
- 6 Resident-led projects facilitated.
- 31 community events facilitated and 35 community meetings.

"HCD commits to working with the partner agencies in an active and dynamic manner and the staff follow through on that commitment. Funding is pledged over the long-term and that is very important as true community revitalization is a long and often grueling process."

Patricia Kelleher, NeighborGood Partners



SUSSEX LATINOS

Leveraging HCD's support since 2020, **La Esperanza** has empowered the diverse Latino and immigrant communities across Sussex County and spearheaded transformative community improvement efforts that foster thriving conditions for all. By expanding place-based resource navigation and family coaching from a single Georgetown center to five local libraries in Sussex County and developing two innovative programs tailored to needs of the Latino community, La Esperanza is helping clients overcome obstacles and access vital services.



LA ESPERANZA

- 5,400 individuals received resource navigation services.
- 197 individuals received education/career consultants.
- 30 individuals connected to employment opportunities.
- Launched Opciones College and Career Program to deliver career and financial aid guidance in partnership with Del Tech.
- Established Cultivando Lideres Program to empower youth to engage with their community and advance the Vital Conditions.

"Our staff are from the community, and we are developing future leaders that are representative of the community and their concerns. It is a social justice and equity issue to adequately support nonprofits who do this work and employ primarily from the community."

Jennifer Fuqua, La Esperanza

GEORGETOWN PALLET VILLAGE

The Springboard Collaborative in Georgetown, DE, has made remarkable progress in addressing the community's needs by establishing a 40-home pallet shelter village for those transitioning to permanent homes. **The Springboard Cottage Village** includes on-site wraparound services tailored to each resident's needs, ensuring access to humane housing and basic needs for health and safety.

THE SPRINGBOARD COLLABORATIVE

- 40 transitional housing units created.
- Community garden installed.
- 169 resource navigation services delivered.
- 45 permanent housing placements.
- 40 people connected to employment.
- Plan for cottage house community completed to support permanent supportive housing.



BRIDGEVILLE

Cornerstone Community Center, in collaboration with the **Town of Bridgeville**, has been at the forefront of engaging the community to shape an updated **Comprehensive Plan**. With robust support from HCD, including financial and capacity building resources, they conducted a thorough needs assessment, ensuring that previously marginalized voices were heard.

This inclusive approach has reinforced community pride and civic engagement while addressing essential health and safety needs in this rural area. These efforts underscore a commitment to integrating community feedback into the town's future, creating a more vibrant, connected, and responsive Bridgeville.

CONERSTONE COMMUNITY CENTER AND TOWN OF BRIDGEVILLE

- Achieved 1,070 survey responses, a 501% increase from previous efforts.
- Executed 10 popular community activities such as movie nights and park concerts, directly influenced by survey data.
- Community Comprehensive Plan complete.



SEAFORD COMMUNITY OF HOPE

The Seaford Community of Hope, led by **Children & Families First**, is improving the quality of life for residents at Meadowbridge and Chandler Heights Apartments. Since joining the HCD network in 2022, they have initiated a neighborhood strength and needs assessment, identifying key community-driven priorities and developed projects around them. This community has fostered a sense of belonging and civic muscle, is addressing basic health and safety needs and laying the groundwork for sustainable community improvements.

THE SEAFORD COMMUNITY OF HOPE

- Community Advisory Council established.
- Community Needs & Assets Assessment completed.
- Community Action Plan developed.
- Initiation of a youth gardening and community beautification Project.



Building Equity

EQUITY ACTION SUMMIT

In April 2024, HCD hosted the **Equity Action Summit**, convened stakeholders, policymakers, and community leaders for two days of engaging workshops. Eighty-seven percent of attendees took action or intended to take action toward equity immediately following the event.

KEY STATS

21

organizations
co-designed and
co-hosted the
event

26

workshops,
keynotes, films,
and wellness
sessions

80

gallery walk
posters

400+
attendees

59

attendees
supported
with stipends,
childcare, and
transportation

25

minority-
owned business
vendors in the
marketplace



Future Directions

LOOKING AHEAD

HCD has built strong infrastructure and strong relationships in its initial years. This solid foundation will enable our next few years to focus on:

SCALING AND DEEPENING COMMUNITY PARTNERSHIPS

- 1 Increasing the pool of funding for place-based community investment.
- 2 Expanding partnership to new communities.
- 3 Sustaining long-term relationships and investment in current communities.

FIELD BUILDING

- 1 Supporting shifts in practice by funders, toward long-term, Vital Conditions, community-driven investments.
- 2 Engaging with, learning from and informing similar initiatives across the country.
- 3 Blending and braiding public and private sector funding to support Vital Conditions, community-driven work.
- 4 Advocacy for policies that support greater investment in the Vital Conditions.

JOIN US

Our supporters are advancing shared stewardship for equity and well-being.

We come together in the belief that we can transform health and equity by putting our Delaware communities at the center of solutions, holding each other accountable for a more equitable and just system and sharing resources to advance health and wellbeing for all.

- Invest in HCD Communities
- Join our Leadership Council
- Adopt the Vital Conditions Framework
- Follow us on Facebook & LinkedIn

To Get Involved, Email Info@HealthyCommunitiesDe.org.

We thank our advisors, investors, and co-creators for their commitment to fostering thriving communities throughout Delaware.

A special thank you to Dr. Karyl Rattay for her vision and advocacy for community investment to improve health, well-being and equity.

MANAGEMENT TEAM

Healthy Communities Delaware is managed as a collaboration among the Delaware Community Foundation, Delaware Division of Public Health, and the University of Delaware Partnership for Healthy Communities.

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INVESTORS

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Highmark Delaware

Nemours Children's Health

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