



**NeighborWorks America
Self-Guided Trainings**

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Community Economic Development Principles, Practices and Strategies

This course is designed to introduce both the theoretical basis and practical application of community economic development. We will define community economic development, review the underlying goals and examine how the practice of economic development has evolved, including a look at some of the more prevalent theories and concepts. We will provide an overview of the various types of organizations that undertake community economic development as well as major trade associations and resources for information and funding.

We will explore the types of projects and programs that can be implemented to achieve community economic development goals. The course will expose the participants to an array of strategies and tools. Although affordable housing is a component of community economic development, this class will focus primarily on non-housing activities. We will review the fundamentals of several selected strategies such as business incubators, microenterprise development, revolving loan funds, social enterprise, commercial real estate development and business district revitalization. We will also look at some specific project examples.

Registration Fee: \$235

Local Business Survival in the Time of Crisis

Small businesses are the backbone of our communities and COVID-19, along with natural disasters and unexpected crises, have had a major impact on their survivability. Join us for this timely, self-guided course and to learn more about how small businesses focused on community development can confront the challenges and impact of crises to themselves and local economies as they work in collaboration to increase the opportunity for survival.

This self-guided course will take 2.5 to 3 hours to complete. You can leave and return to complete the course at your own pace. Your registration is active for 60-days from the date you register.

Registration Fee: \$235

An Introduction to Affordable Rental Housing Development

This online learning opportunity is designed to provide participants with a basic operating framework to consider and understand “affordable housing”, specifically nonprofit owned, affordable, multi-family rental housing. The course outlines the key elements and characteristics of affordable housing, provides a primer on the housing development process and identifies an inventory of both the benefits and outcomes of well-designed and well-managed affordable rental housing. Course participants will, upon completion of the course, have a fundamental understanding, as well as the skills and competencies needed, to advocate for affordable rental housing in their communities.

Registration Fee: \$235



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Mortgage Lending Fundamentals for Homeownership Professionals

Understanding and successfully navigating today's lending environment begins with the basics. This online course provides Homeownership Professionals with key mortgage principles and lending procedures to prepare to effectively work with clients. Topics include basic overview of mortgage types and categories, qualifying factors and required mortgage documentation. Through a variety of exercises and activities, each participant will gain baseline knowledge of the mortgage process. This course is recommended for professionals new to the industry or as a continuing education refresher course, and is a suggested prerequisite to our 3-day classroom course, *Lending Basics for Homeownership Counselors (HO103)*. This course would provide 2.5 hours of continuing education.

Registration Fee: \$235

Foreclosure Process Overview for Housing Professionals

This course is designed specifically to increase your understanding of the basic concepts of foreclosure intervention. This is a beginner course that will acquaint you with foreclosure terminology, processes, concepts and techniques. Upon successful completion of HO107el, you will have a working knowledge of foreclosure intervention and the ability to direct at-risk homeowners to appropriate referral resources and outcomes. This course does refer to specific counselor activities in order to provide education on the comprehensive counseling process to foreclosure intervention staff and stakeholders in the community.

The course is ideal for professionals with less than one year of foreclosure counseling experience, community partners, and stakeholders, as well as support staff including volunteers or interns. This course is not intended for certification.

Registration Fee: \$235

Navigating the Road to Housing Recovery: Training the Counselor

Far too often homeowners and renters are faced with catastrophic situations as a result of a disaster that can make it hard to make their mortgage or rent payments and may be at risk of losing their home. In the midst of a disaster, it can be difficult for survivors to know where to turn for help or overcome various barriers to access disaster assistance programs. It is vital for housing professionals to possess the necessary skills and know-how to assist their communities on how to navigate the process and get the help they need.

This self-guided course is designed for housing professionals who work with disaster survivors gain the much-needed knowledge and counseling skills to help their communities. By the end of this course, housing professionals will know how to navigate state and federal resources, direct their clients on how to recover after a disaster has hit and provide information about housing recovery options for renters and homeowners who may be unsure of what to do next. In addition, housing professionals will learn how to successfully utilize the Navigating the Road to Housing Recovery: A step-by-step guide for individuals and families to effectively counsel and provide outreach to disaster survivors.

This course is designed for housing professionals, program managers, rental housing counselors, financial coaches, community-based organizations and stakeholders.

Registration Fee: \$235



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Factory-Built Housing: An Affordable Option for Rural Housing

This course explains what factory-built homes are, what they can be for their communities, and assess their benefits and challenges. Today's factory-built housing – include manufactured and modular homes – can easily rival site-built housing in value and affordability. This is especially true for rural communities, where factory-built housing is particularly prominent.

Through a variety of exercises, participants will assess home acquisition and finance options, maintenance and resale best practices, and strategies for supporting quality factory-built housing through program services, outreach and marketing.

This self-guided online offering is specifically intended to help professionals express the background and new concepts of factory-built housing to communities seeking a new way to tackle the problem of limited affordable housing.

Registration Fee: \$235

Community Connections: Navigating the Rural Digital Divide

The Digital Age has created a vastly inter-connected world, but many communities and individual households still lack access to reliable broadband or the devices needed to fully engage. The persistent effects from this lack of access are as broad as the communities themselves. During this self-guided online course, housing and community development professionals will learn more about the different groups and communities affected by the digital divide and the varied solutions to these problems. The course was designed to help practitioners who are serving rural communities, minority groups, elder households, lower-income families, and others who may be struggling to keep up in the wake of the digital divide. A particular focus will be paid to rural communities who are most likely to lack access.

Throughout the course, we explore commonalities among groups that are trying to survive and thrive despite this disadvantage. In addition, we outline unique traits and challenges facing different communities, and share trustworthy resources and potential solutions so housing counselors are armed with facts and creative ideas. The course will feature case studies to illustrate challenges and success stories, plus will include a specific unit related to COVID-19 to include funding and resources available through the COVID Relief Bill. Additional tools include national solutions, statewide and local resources, and specific initiatives for rural, communities of color, and other communities affected.

Strategic planning is a critical component to solving the digital divide, so join us. By the end of this course, you will have a better understanding of broadband access issues nationwide, the economic gaps perpetuated by the digital divide, disparate impacts for rural communities, and racial disparities as they relate to device and broadband limitations. We will talk about the role of government, public and private partnerships, and how housing and community development organizations fit into it all, and will wrap up with solutions, best practices, and resources.

Registration Fee: \$235



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Board Oversight and Governance

Looking to build a solid governance foundation and a shared language on your board? Interested in an online component to enhance your board orientation & on-boarding process? This online course is targeted to new and experienced board members. Participants will learn valuable governance essentials as well as new information and tools to perform as outstanding board members.

In this course you will learn:

- Basic responsibilities of nonprofit boards and individual board members
- How to set up structures, including committees, that work
- Tools to build and maintain relationships among board members/chair/executive director and staff
- How to measure the effectiveness of the board and the organization
- How to select, evaluate, support and, if necessary, replace the executive director
- The board development cycle, including succession-planning for the board
- How to recognize the importance of diversity and cultural competency in the functioning of an organization
- How to be an effective ambassador to the community

Registration Fee: \$115