

# Community Capital Grant Recommendations

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# Overview

- Community Capital Background
- FY 2026 Process
- Proposals Received
- Staff Recommendations
- Next Steps

# Background – Community Capital

- Established in 2002 to support **capital investments** in projects addressing critical community issues.
- **Goals:**
  - Increase partnership between public, nonprofit and for-profit sectors;
  - Address critical countywide needs in a way that is financially sustainable and effective; and
  - Encourage sustainable financial operating plans that address countywide problems.

# Funding Approach

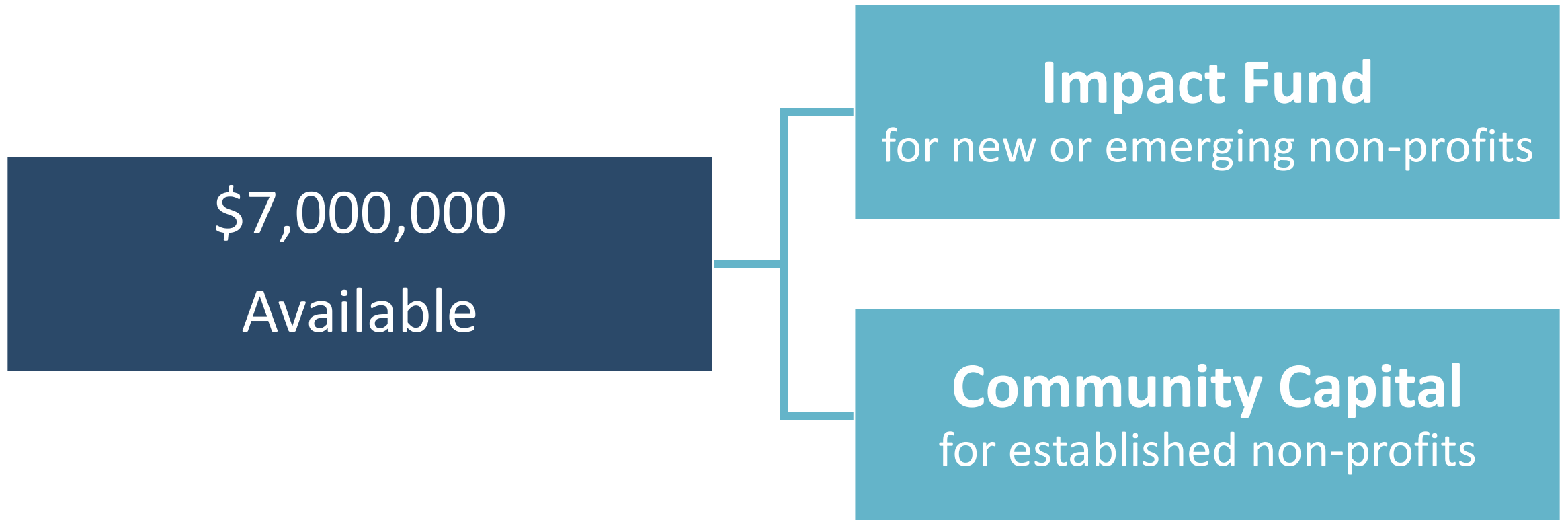


- From 2002 to 2021, funded through County CIP
- Financially constrained
- Competitive process every four years
- Primary funding sourced by revenues from the Wake ABC Board
- Since 2022, facilitated a competitive process every two years
- Fund nonprofits that can rally additional community support
- County contributions up to 40% of a capital project

# Who is eligible?

- **Non-profit organizations**
  - 501(c)(3) organizations, limited exceptions
  - Services must address a community need
  - If applicable, prior Community Capital grant awards are complete
- Project must be a **capital investment** (i.e., facilities, ~~long term leases~~, durable equipment)
  - Day-to-day operating expenses incurred through normal business are not eligible for grant funds

# Funding Available in FY 2026 Process



# FY 2026 Process

- June 9 Process presented to the Wake County Board of Commissioners
- Aug 5 Request for proposals (RFP) posted on Wake.gov
- Aug 20 Pre-submittal meeting held virtually
- Sept 10 Submittals are due to Wake County by the specified time in the RFP
- Sept – Oct Evaluation team reviews submittals
- Oct 1-3 Applicant presentations (optional) with the evaluation team
- Nov 10 BOC Work Session – Receive staff recommendations
- Dec 1 \* BOC Regular Mtg. – Consideration (vote) of recommendations

# Evaluation Team

- External Community Partner
  - North Raleigh Ministries
- Internal Staff
  - Behavioral Health
  - Budget & Management Services
  - County Manager's Office
  - Community Services
  - Cooperative Extension
  - Facilities, Design & Construction
  - Internal Audit
  - General Services (GSA)
  - Housing Affordability
  - Public Health
  - Social Services

# Project Evaluation

- An **unmet need** facing the countywide community
- Demonstrated need for county capital investment
- Successful community partnerships and collaboration
- Project schedule, timeline and readiness
- Project has a **realistic expenditure budget** with a mix of funding sources
- Mechanism to track and measure success
- Organizational structure and background, including board structure
- Ability to execute** the project

# Project Evaluation

## Impact Fund

Projects at a minimum must:

- Capital project greater than **\$25,000**
- Maximum funding request of **\$200,000**
- Rely on County funding for no more than 40% of total project funding
- County dollars are 'last in'
- Provide a detailed, **5-year** annual operating plan; the county does not intend to provide operating funds to support the capital project

## Community Capital

Projects at a minimum must:

- Capital project greater than **\$100,000**
- Maximum funding request of **\$1,500,000**
- Rely on County funding for no more than 40% of total project funding
- County dollars are 'last in'
- Provide a detailed, **10-year** annual operating plan; the county does not intend to provide operating funds to support the capital project
- Alternative strategies** analysis required

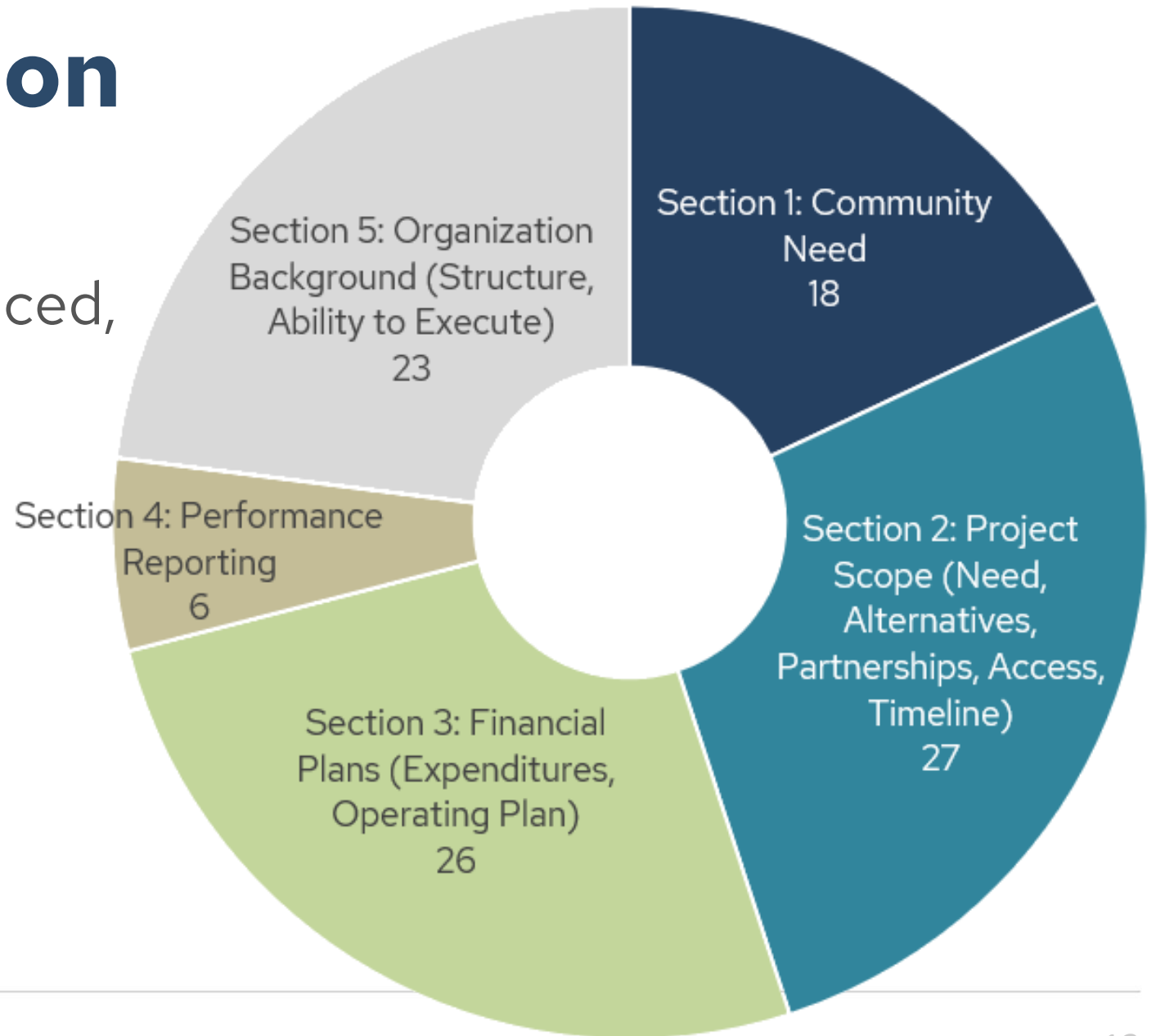
# Priority Projects

Preferred projects should address key County priorities:


- Access to healthcare
- Behavioral health crisis prevention and recovery
- Food security
- Homelessness services
- Housing services

# Project Evaluation

- Weights seek a well-balanced, documented plan
- Interview/presentation (not required)



# Funding Requests Exceeded \$14.8m *(partial, 1 of 2)*

Organizations (A-Z)	Project Description	Project Total	Eligible Request	Approach
A & G Advocacy and Outreach	Education, Workforce Training & Comm Resource Ctr	\$ 2,030,000	\$ 812,000	
Advance Community Health	Health Access Modernization and Renovation	1,245,000	498,000	
Arise Collective	Transitional Reentry Housing	6,500,000	1,250,000	
Artspace	Roof Replacement	387,263	154,905	Impact Fund
Christian Community Action (Dorcas)	Headquarters Expansion and Renovation	5,330,000	1,500,000	
El Centro Hispano	10-Year Raleigh Office Lease 	411,112	164,445	
Families Together	Non-Congregate Emergency Shelter	3,343,500	1,072,245	
Family Promise of the Triangle	Bridge Housing	1,699,992	680,000	
Habitat for Humanity of Wake Co	Supportive Housing for Adults with IDD	450,000	180,000	
Healing Transitions	Recovery-oriented Housing	14,000,000	1,500,000	
Living with Autism	Day Services Space	481,875	192,750	
Lucy Daniels Center	Clinic Space	4,000,000	600,000	
Methodist Home for Children	Mechanical System Improvements	943,400	377,360	
<i>Totals for Table 1 of 2</i>		\$ 40,822,142	\$ 8,981,705	

# Funding Requests Exceeded \$14.8m *(partial, 2 of 2)*

Organizations (A-Z)	Project Description	Project Total	Eligible Request	Approach
<i>Totals from Table 1 of 2</i>		\$ 40,822,142	\$ 8,981,705	
SOAR Outreach	Mobile Distribution Unit	200,000	80,000	Impact Fund
Southeast Raleigh Comm. Dev.	Temporary, Transitional Senior Housing	200,000	80,000	Impact Fund
Southlight Healthcare	Rapid Access Center	7,944,000	1,500,000	
Special Olympics NC	Two 15-passenger Vans	123,940	49,575	Impact Fund
StepUp Ministry	Facility Expansion	5,750,000	1,000,000	
The Caring Place	Transitional Housing and Office Space	4,500,000	1,500,000	
The Melanated Haven	Maternal Health Service Facility	1,500,000	550,000	
The YMCA of the Triangle	Natatorium HVAC/Dehumidification System	800,000	320,000	
TLC (Tammy Lynn Center)	Supportive Housing Renovation (Adults, IDD)	2,099,462	569,462	
Transitions LifeCare	Hospital Bed Replacement	364,825	145,930	
WakeEd Partnership	Facility Renovations (Roof, Electrical)	63,500	25,000	Impact Fund
		<b>Totals</b>	<b>\$ 64,367,869</b>	<b>\$ 14,801,672</b>

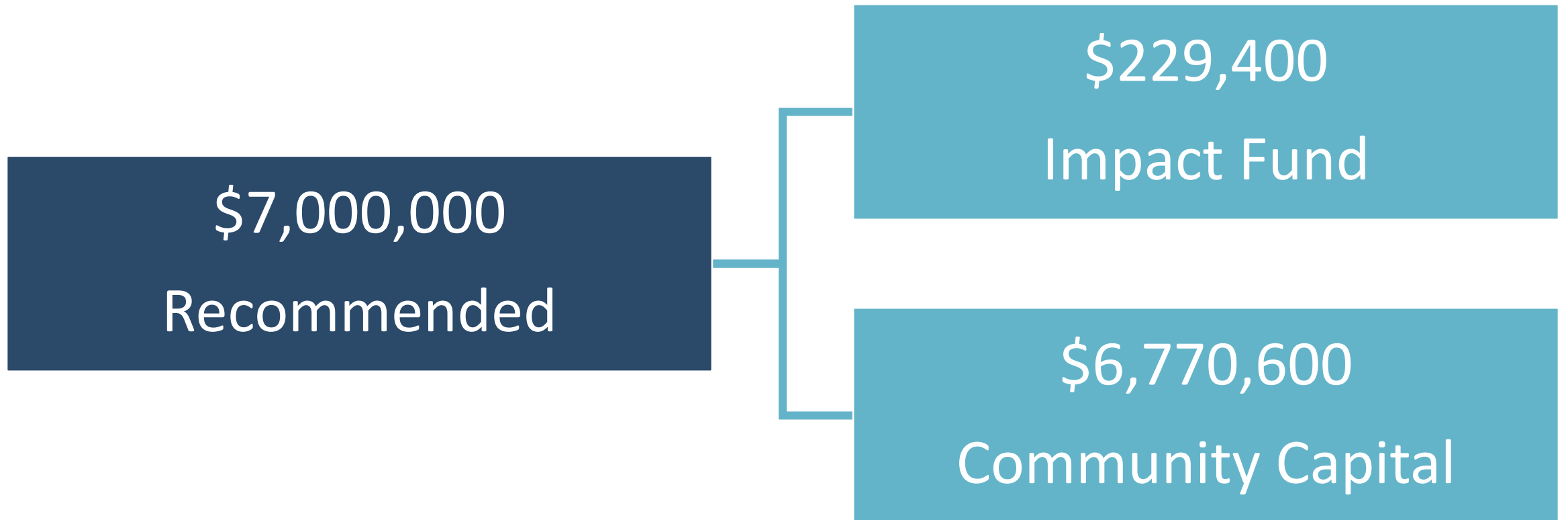
# Emerging Trends Based on Proposal Reviews

- Increase in transitional, support housing projects
- Planning/zoning preparedness
- Ability to execute and sustain the project
  - Board composition, staff/volunteer depth, experience and background
  - Minimize long-term risks
- Capital maintenance versus service growth and expansion
- Multiple, concurrent capital campaigns in planning stages

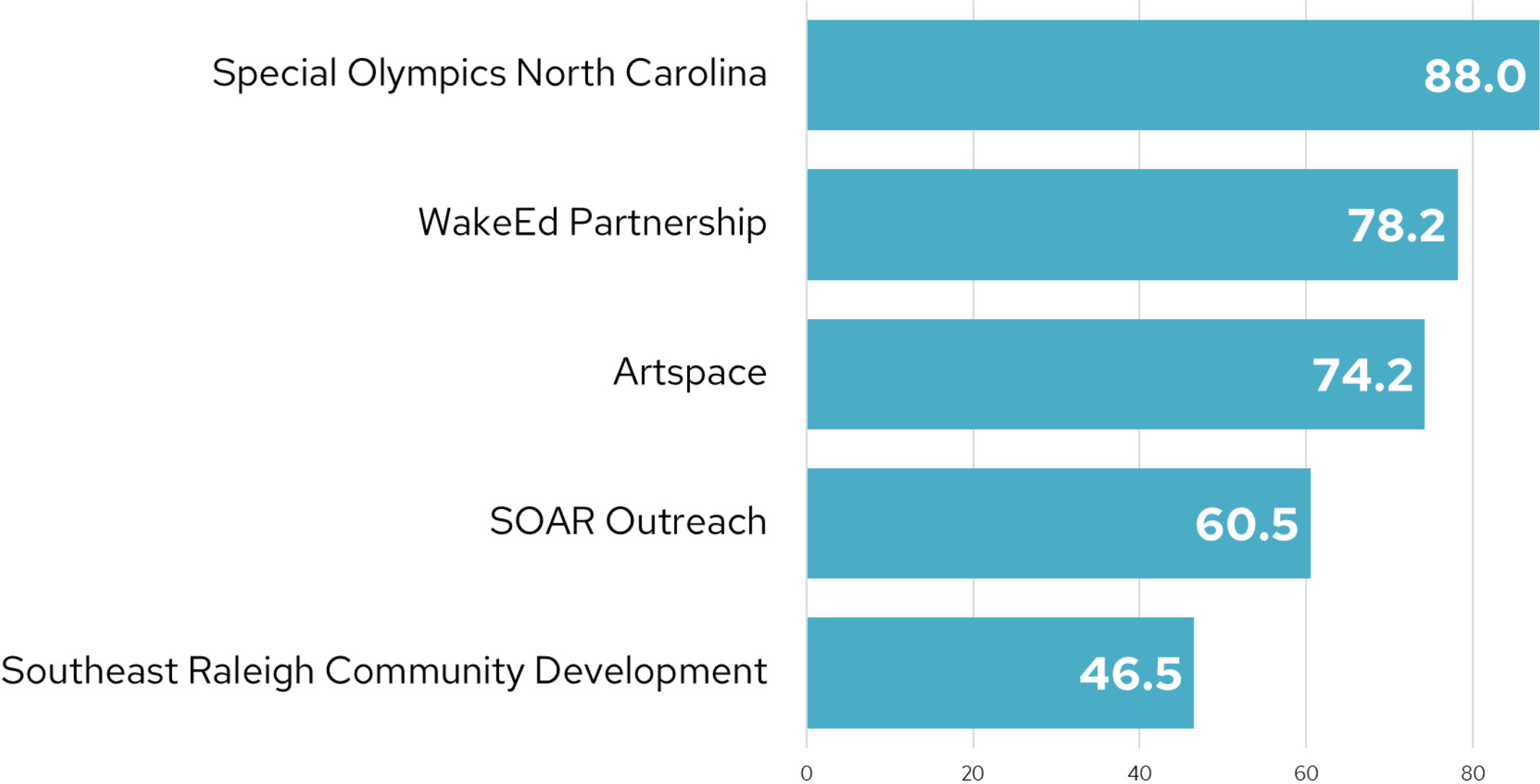


# Staff Recommendations

# FY 2026 Community Capital Process



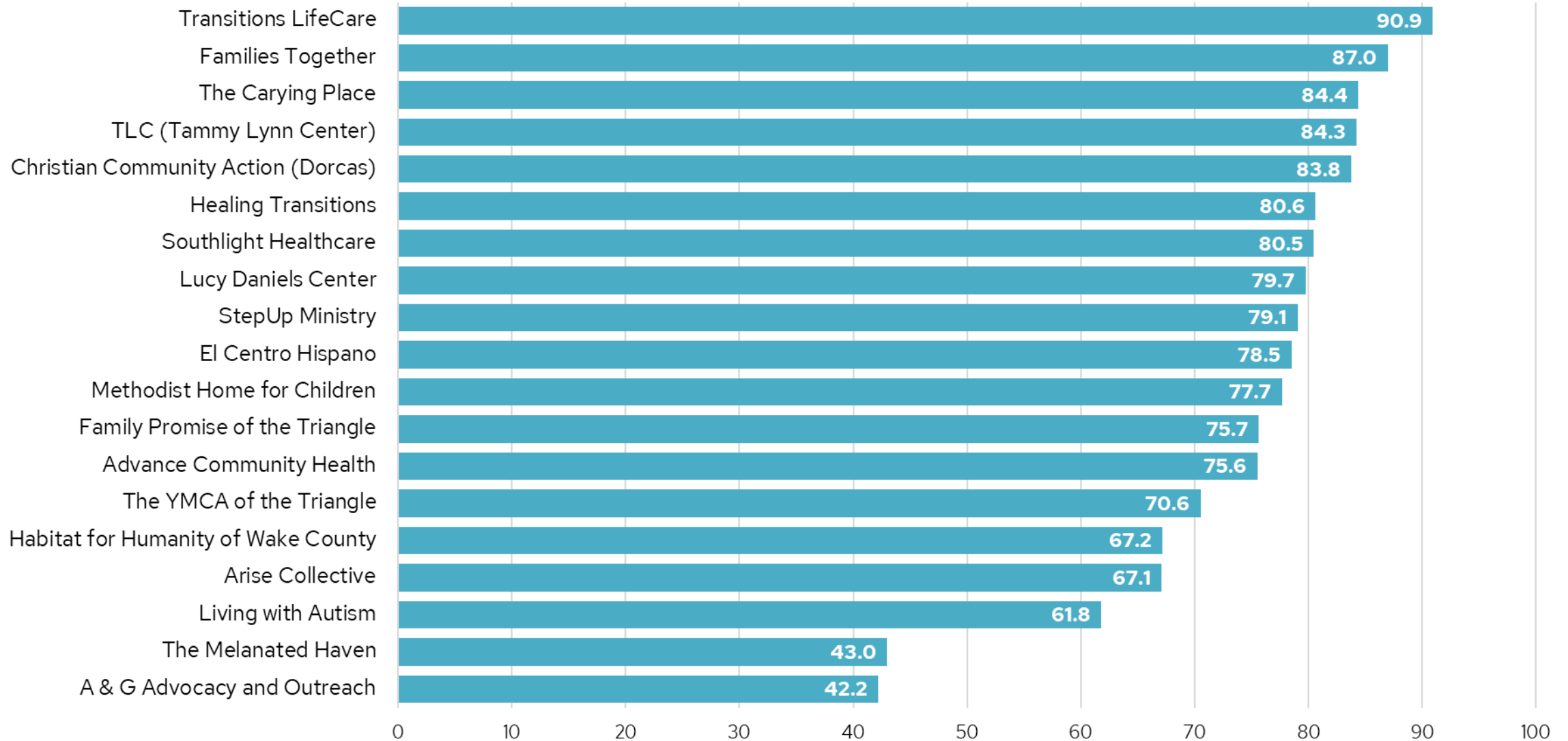
# Scoring Summary – Impact Fund Projects



# Impact Fund Recommendations

Organization	Score	Eligible Request	Recommended Funding
Special Olympics NC	88.0	\$ 49,575	\$ 49,500
Wake Ed Partnership	78.2	25,000	25,000
Artspace	74.2	154,905	154,900
SOAR Outreach	60.5	80,000	---
Southeast Raleigh Community Development	46.5	80,000	---
<b>Totals – Impact Fund</b>		<b>\$ 389,480</b>	<b>\$ 229,400</b>

# Scoring Summary – Community Capital



# Community Capital Funding Recommendations

Organization	Score	Eligible Request	Recommended Funding
Transitions LifeCare	90.9	\$ 145,930	\$ 145,900
Families Together	87.0	1,072,245	1,072,200
The Caring Place	84.4	1,500,000	970,000
TLC (Tammy Lynn Center)	84.3	569,462	400,000
Christian Community Action (Dorcas)	83.8	1,500,000	750,000
Healing Transitions	80.6	1,500,000	825,000
Southlight Healthcare	80.5	1,500,000	750,000
Lucy Daniels Center	79.7	600,000	450,000
StepUp Ministry	79.1	1,000,000	550,000
El Centro Hispano	78.5	164,445	76,200
<i>Totals for Table 1 of 2</i>	---	\$ 9,552,082	\$ 5,989,300

# Community Capital Funding Recommendations

Organization	Score	Eligible Request	Recommended Funding
<i>Totals from Table 1 of 2</i>	---	\$ 9,552,082	\$ 5,989,300
Methodist Home for Children	77.7	\$ 377,360	\$ 281,300
Family Promise of the Triangle	75.7	680,000	300,000
Advance Community Health	75.6	498,000	200,000
The YMCA of the Triangle	70.6	320,000	---
Habitat for Humanity of Wake County	67.2	180,000	---
Arise Collective	67.1	1,250,000	---
Living with Autism	61.8	192,750	---
The Melanated Haven	43.0	550,000	---
A & G Advocacy and Outreach	42.2	812,000	---
<b>Totals</b>		<b>\$ 14,412,192</b>	<b>\$ 6,770,600</b>



# Impact Fund Project Submittals

# Special Olympics of North Carolina

Requested: \$49,575 | Recommended: \$49,500

- Two 15-passenger vans for transporting individuals with intellectual or developmental disabilities (IDD) to local and regional events.
- Reduces the reliance on personal and coaches' vehicles to transport athletes.
- More than 3,900 Wake County youth and adults participate in Special Olympics, and it is projected to grow by at least 10% growth in the coming year.
- Matching funds are on hand.



***Special  
Olympics  
North Carolina***

# WakeEd Partnership

Requested: \$25,000 | Recommended: \$25,000

- Facility renovations, including:
  - Roof replacement,
  - Double door installation, and
  - Light switch (electrical) reconfiguration.
- Improvements are needed to protect, store, and manage donated school supplies for distribution to Wake County teachers and classrooms.
- Work is expected to take place between January and May 2026.



# Artspace

Requested: \$154,905 | Recommended: \$154,900

- Roof replacement and repairs of a 30,000 square foot facility that ensures the continuation of a locally owned visual arts and cultural center.
- Artspace provides professional development and studio space for local artists, free public programs and exhibitions, and accessible art education for all ages.
- An active plan is underway for matching funds, with decisions expected in early 2026.



# Projects Not Recommended for Funding

## SOAR Outreach

Requested: \$80,000

- Specialized vehicle for mobile distribution and outreach (pop-up events) supporting underserved populations.
- Promotes the accessibility of essential items, including school supplies, hygiene products, undergarments, diapers, feminine care, and digital tools.

## Southeast Raleigh Community Development

Requested: \$80,000

- Two (2) transitional housing units for seniors, the disabled and veterans.
- Renovation costs (\$100K per home) include HVAC, electrical, plumbing, roofing, appliances, and landscaping.



# Community Capital Project Submittals

# Transitions LifeCare

Requested: \$145,930 | Recommended: \$145,900

- Replace 28 electric hospital beds and mattresses for those receiving palliative care, improving patient care and safety.
- Patients from a 10-county service area (94% from Wake County), including uninsured, underinsured, and unhoused residents.
- Matching funds secured through endowment earnings and fundraising pledges.



# Families Together

Requested: \$1,072,245 | Recommended: \$1,072,200

- Rebuild and expand the Polly Street Emergency Shelter (destroyed by a fire) into a 12-unit non-congregate family shelter with on-site offices and supportive services.
- Serves primarily single mothers, two-parent households, and kinship caregivers.
- Matching funds are secured and/or pledged from insurance proceeds, pre-award expenses, and the City of Raleigh.



Photo credit: <https://www.newsobserver.com/news/local/counties/wake-county/article298263548.html>

# The Caring Place

Requested: \$1,500,000 | Recommended: \$970,000

- Eleven (11) transitional housing units and office and program space to help families through housing, financial literacy, and family services.
- Part of a \$26 million mixed-use development in Cary; includes 51 affordable rental apartments, a childcare center, and shared space.
- Partnerships with Greenwood Forest Baptist Church, the Town of Cary, and others.



*Preliminary Image*

# TLC (Tammy Lynn Center)

Requested: \$569,462 | Recommended: \$400,000

- TLC serves children and adults with IDD and co-occurring complex medical conditions, most of whom are non-verbal, physically dependent, and require 24-hour skilled nursing.
- Supportive housing at its “Residents Village” for people with intellectual or developmental disabilities (IDD) receiving care.
- This phase will renovate the final intermediate care home (Civitan) to provide modern, advanced medical, therapeutic, and residential care in a home-like setting.



# Christian Community Action (Dorcas)

Requested: \$1,500,000 | Recommended: \$750,000

- Renovation and expansion of Dorcas Plaza in Cary to:
  - Double the food pantry,
  - Enlarge community service and workforce development areas,
  - Create a new specialty retail space, and
  - Expand donation-processing and storage capacity.
- Dorcas reinvests earnings from the specialty retail into services for low- to moderate-income residents in western and southern Wake County.
- Leveraging owned, debt-free property, grant proposals to other foundations, and a campaign for the matching funds.



# Healing Transitions

Requested: \$1,500,000 | Recommended: \$825,000

- Construction of a 17-unit, 25,000 sq. ft. apartment-style recovery housing community on the Women's Campus.
- Will serve up to 41 residents at a time, prioritizing family stability, reunification, and breaking cycles of addiction and trauma across generations.
- Matching funds include nearly 50% in secured commitments and cash, plus pending requests to major contributors and a future campaign.



# Southlight Healthcare

Requested: \$1,500,000 | Recommended: \$750,000

- Construct a 12,000 sq. ft. Rapid Access Center adjacent to existing Raleigh Hub.
- Will provide walk-in behavioral health services, same-day clinical assessments, crisis stabilization, peer-led recovery support, and a training and education center.
- Matching funds include secured land, financing options and credit, and pending campaign pledges.



# Lucy Daniels Center

Requested: \$600,000 | Recommended: \$450,000

- Purpose-built clinic space providing outpatient pediatric mental health treatment.
- One in five children in Wake County experiences a diagnosable mental health condition, but only 36% of psychiatrists accept new Medicaid patients.
- New clinic will triple capacity and serve approximately 1,500 children per year.
- Request helps fill an unexpected funding gap.



Photo credit: <https://www.northcarolinahealthnews.org/2025/10/15/child-mental-health-lucy-daniels-center-cary-north-carolina/>

# StepUp Ministry

Requested: \$1,000,000 | Recommended: \$550,000

- Replace the aging “StepUp House” with the construction of a new 8,000 sq. ft. headquarters and program facility.
- The new building will include classrooms, case management rooms, a digital literacy lab, childcare spaces, and outdoor learning areas.
- Matching funds include existing pledges and cash, plus pending grant applications and campaign pledges.



*NOTE: Draft exterior design is under collaborative review by StepUp Ministry and WMPC.*

# El Centro Hispano

Requested: \$164,445 | Recommended: \$76,200

- Staff recommends a pledge for the first five years of a 10-year lease for the Raleigh office, ensuring service continuity.
- Each year, more than 7,600 residents access El Centro Hispano's Raleigh programs and services, including:
  - Health navigation,
  - Nutrition and food support,
  - Early childhood education,
  - Digital literacy,
  - Tax assistance, and
  - Human services referrals.



# Methodist Home for Children

Requested: \$377,360 | Recommended: \$281,300

- Replacement of 17 air handling units and one boiler at the Jordan Child and Family Enrichment Center to improve reliability and reduce operating costs.
- The current, aging system is frequently failing, leading to classroom closures and interruptions in care that disproportionately affect low-income and working families.
- Matching funds include a private donor and reserves.

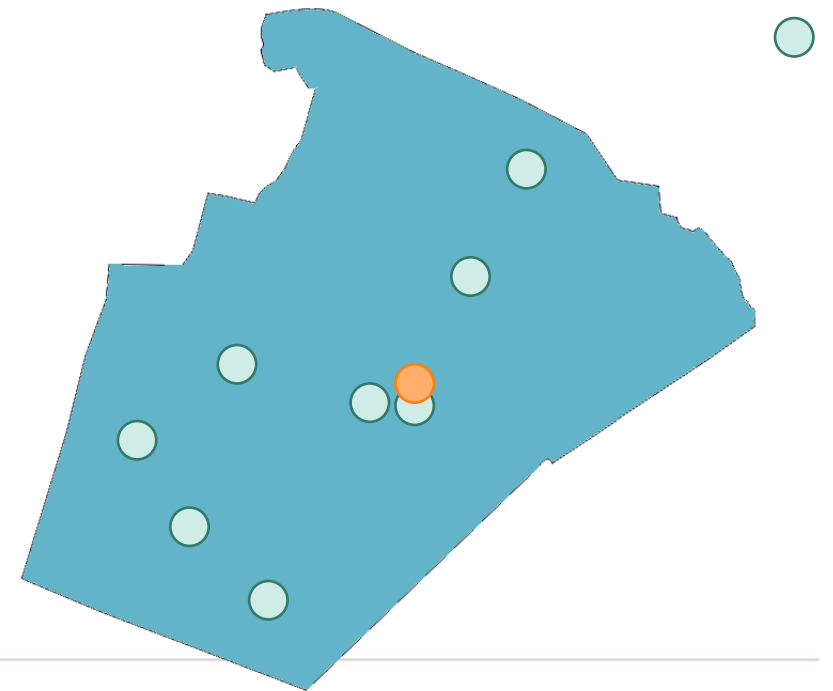




# Advance Community Health

Requested: \$498,000 | Recommended: \$200,000

- Equipment and facility renovation of the Southeast Raleigh clinic off Rock Quarry Road, which includes:
  - Exam tables replacements,
  - Kiosk installations,
  - Lighting and fixture upgrades,
  - Generator replacement,
  - Elevator renovation,
  - HVAC improvements, and
  - Information technology infrastructure.
- Matching funds include reserves, federal grants, Duke Energy grants, and leveraging an existing line of credit.



# Projects Not Recommended for Funding

## A & G Advocacy and Outreach

Requested: \$812,000

- Partnering with Sherrill's University for an expansion and renovation of an existing 10,000 square foot facility, doubling its overall size.
- To address workforce shortages in construction, healthcare, and food service; limited mental health access; and reduce poverty.

## Arise Collective

Requested: \$1,250,000

- Construction and rehabilitation of 18–26 units of safe, supportive housing for formerly incarcerated women in Wake County.
- Program anticipates serving 40 to 50 residents per year, helping participants achieve stability, education, and long-term independence.

# Projects Not Recommended for Funding

## Habitat for Humanity

Requested: \$180,000

- Construction of three new townhomes intended to provide supportive rental housing for adults with intellectual and developmental disabilities (IDD).
- Collaboration with Building Independence to provide supportive housing.

## Living with Autism

Requested: \$192,750

- Renovation of a newly acquired facility in Cary to serve as a modern, accessible day program center for individuals with intellectual and developmental disabilities (IDD).
- Project includes mechanical and plumbing upgrades, installation of sensory and therapeutic rooms, and outdoor play areas.

# Projects Not Recommended for Funding

## The Melanated Haven

Requested: \$550,000

- Maternal health service facility where black birthing families access postpartum care, mental health support, and wellness services.
- Proposed the acquisition and renovation of a centrally located property to accommodate four families for a seven (7) day respite.

## YMCA of the Triangle

Requested: \$320,000

- Replacement of the HVAC and dehumidification system serving the Alexander Family YMCA Natatorium.
- Failing system threatens closure of the pool, disrupting programs.
- Serves 10,000 residents annually, including free or subsidized access for vulnerable families.

# Funding Recommendations

- Advance Community Health, \$200,000
- Artspace, \$154,900
- Christian Community Action, \$750,000
- El Centro Hispano, \$76,200
- Family Promise of the Triangle, \$300,000
- Families Together, \$1,072,200
- Healing Transitions, \$825,000
- Lucy Daniels Center, \$450,000
- Methodist Home for Children, \$281,300
- Southlight Healthcare, \$750,000
- Special Olympics North Carolina, \$49,500
- StepUp Ministry, \$550,000
- TLC (Tammy Lynn Center), \$400,000
- The Caring Place, \$970,000
- Transitions LifeCare, \$145,900
- WakeEd Partnership, \$25,000

# Next Steps

- Questions and feedback from the Board of Commissioners
- **Board of Commissioners considers approval of recommendations on November 17 or December 1, 2025**
- Following grant awards, County staff will work with each organization on funding agreements that establish requirements before funds are disbursed.

# Looking Ahead

- Growing interest in the Community Capital competitive process
- Potential emphasis on project readiness and initial funding.
  - Planning presubmittal meetings (if applicable)
  - Capital campaigns and reserves
- Non-profit capacity building
  - Connect emerging organizations with resources



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