

Impact on Communities

Being a part of the CPDC Program has opened a lot of doors for me. Not only have doors opened for me, but I have gained added confidence in myself. I still have a lot of work to do, and at times I want to quit, but that is not feasible at this point in my life. It would be wasteful to give up, and I have worked too hard on myself and my surroundings. I now attend Bard College, taking courses in Writing, US History, Philosophy, Literature, and Art History. My long-term goal is to graduate from Howard University with a Masters in Theology and a minor in Human Development. I also plan to open a non-profit program for youth. With God's help and the support of those around me things will work out. I realize that now. As long as I hunger for change, I will do just fine.

~Sylvia Flegler, Edgewood Terrace

Parents at Stewartown Homes learned that their children's school bus service had been unexpectedly canceled. The resident association, SNUG, Inc., began working with the parents to research MCPS transportation policy online. Armed with this knowledge, they sought out a dialogue with Montgomery Village Middle School Administration. The result was restored service, ensuring the safety of their children as they traveled to school.

A partnership with the Berklee College of Music has brought cutting-edge technology from the music industry into the hands of older youth at the new eSharp Music Center at Edgewood Terrace. Young adult residents now have the opportunity to pursue music theory, instrumentation, recording, production, and training in business aspects of the music industry.



CPDC partners are highly interconnected and have complementary capabilities that help us establish strong communities:

- Educational Institutions
- Healthcare Providers
- Resident Associations
- Foundations
- Professional/Trade Associations
- Government Entities
- Social Service Agencies
- Legal Groups
- Civic Associations
- Corporate Sponsors
- Volunteer Organizations



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CPDC's Mission is embodied in the principles of:

Quality: Providing the highest quality service to our customers, staff and stakeholders by striving towards the highest possible standard of excellence

Innovation: Seeking creative solutions by challenging the proven norm and supporting continuous improvements through innovation

Initiative: Taking the initiative for creating and seizing opportunities and learning from experience by demonstrating the ability and the willingness to achieve our corporate mission

Inclusiveness: Building strong inclusive partnerships by fostering positive, effective relationships through collaboration

Flexibility: Promoting successful business opportunities by being flexible and responsive to change consistent with our mission and core values

Community Preservation and
Development Corporation

Community Development Programs

Developing Vibrant Communities Through Innovation and Partnerships



Building Communities...



In 1995, CPDC laid the foundation for its place-based community development programs (CDP) when it approached the residents of Edgewood Terrace in northeast, DC to determine what they needed now that their homes were being redeveloped by the organization. Simply put, they wanted jobs.

Early resident services have grown into comprehensive community development programs that focus on supplying the tools and resources needed for residents to effect positive change in their professional, academic, financial, and personal lives and to participate in civic engagement within their larger community. Instruction across youth development, workforce training, and senior living utilizes state-of-the-art technology and a hands-on approach to learning.

Key Components

- **Power of Technology:** Those who understand and can manipulate technology with ease will succeed in the workplace. Technology, such as the Internet and email, has also become the most facile means of communication in civic engagement.
- **Impact of Proximity:** Place-based programs eliminate the most common barrier to success—that of access. They also afford the opportunity for residents to actively participate in the planning and direction of the programs.
- **Efficacy of Highly Qualified Staff:** Skilled staff who continue to seek training and keep abreast of research directly effect the impact of programs.
- **Stability through Partnerships:** Ready and renewable resources, industry guidance and expertise, and the support of local and federal governments all work to create a balanced foundation for growth.
- **Inclusion of All Ages:** Change can begin at any age. Residents of all ages need the opportunity to learn, to share their voice with others, and to find a place where they contribute to the growth and development of their community.



Community Assessment: Coordination and Delivery

In order to ensure the value of our work, CPDC utilizes a collaborative approach that is bound by the needs of our residents and the mission of our organization.

This approach, Community Assessment, comprehensively examines and evaluates the strengths and challenges of a property relative to its place in the larger community. The property and the surrounding community environments are surveyed, researched, and mapped to determine how to best leverage community resources with the owner's capacity and funding in coordinating and delivering services.

CPDC's Community Development team takes the data from this community assessment report to plan, design, and implement community development programs, where needed, that best fit the needs of the residents. Sometimes CPDC acts as the delivery agent and other times CPDC leverages existing programmatic assets via third party delivery.



Woven throughout this process is the continual evaluation of outcomes so that they may best align with current and future residential needs, utilizing established benchmarks, measurement tools, and regular resident feedback.

Thus, Community Assessment, as the lynchpin of our organization ensures the health and viability of our communities.



Community Preservation and Development Corporation's mission is to develop vibrant communities through innovation and partnerships.

Visit our website at www.cpd.org

