

July 30, 2025

## Re: PHFA's Implementation of the Revised HOME Program Regulations

Dear Owner/Agent,

This letter is to notify you of the Pennsylvania Housing Finance Agency's (PHFA) implementation of the U.S. Department of Housing and Urban Development's (HUD) recent revisions to the HOME Program regulations at 24 CFR part 92.

### Background

On January 6, 2025, HUD published the HOME Investment Partnerships Program: Program Updates and Streamlining final rule (2025 HOME Final Rule) in the *Federal Register*, available at 90 FR 746. The 2025 HOME Final Rule revised the HOME Program regulations at 24 CFR part 92 to update, simplify, and streamline requirements, better align the HOME Program with other Federal housing programs, and implement recent amendments to the HOME statute. HUD permits the revised HOME Program regulations to apply to projects for which funds were committed prior to April 20, 2025, and PHFA is electing to implement the revised HOME Program regulations for Pre-April 20, 2025, Projects.

### PHFA Implementation of the Revised HOME Program Regulations for Projects with Funds Committed Prior to April 20, 2025

Effective July 1, 2025, PHFA is implementing the revised HOME Program regulations for Pre-April 20, 2025, Projects. PHFA is taking this action because it believes the revised HOME Program regulations are more advantageous for projects and PHFA compared to the previous version of the HOME Program regulations.

### PHFA Request to Project Owner

Included with this letter is an acknowledgement form to acknowledge that you have been notified of HUD's revisions to the HOME Program regulations and that you agree to have the revised HOME Program regulations apply to your project instead of the HOME Program regulations that were effective prior to April 20, 2025. PHFA requests that you complete, sign and return an acknowledgement form for each property with HOME Investment Partnership funds administered by PHFA.

Should you have any questions about this letter, please contact your Housing Management Representative.

Respectfully,



Lisa Case  
Manager of Project Operations

## PHFA HOME Final Rule Implementation Acknowledgement

Project Name: \_\_\_\_\_

PHFA Number: \_\_\_\_\_

Project Address: \_\_\_\_\_  
\_\_\_\_\_

I acknowledge that I have been notified of the Pennsylvania Housing Finance Agency's (PHFA) intention to implement the revised HOME Program regulations at 24 CFR part 92, which the U.S. Department of Housing and Urban Development revised effective April 20, 2025, for projects with funds committed prior to April 20, 2025. I agree that PHFA should apply the revised HOME Program regulations at 24 CFR part 92 to the Project noted above and no longer apply the requirements of the HOME Program regulations that were effective prior to April 20, 2025. I understand that this affirmation is a statement to a government agency performing official duties and will be relied on by PHFA.

Signature: \_\_\_\_\_

Name: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_

After signing, please return this **HOME Final Rule Implementation Acknowledgement** form to PHFA at [HousingManagement@phfa.org](mailto:HousingManagement@phfa.org).

Should you have any questions about this **HOME Final Rule Implementation Acknowledgement form** please contact your Housing Management Representative.