PHFA DEVELOPMENTS

An e-newsletter of the PENNSYLVANIA HOUSING FINANCE AGENCY

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TOP STORIES

Notice of funding: PHFA issues PHARE RFP to support local housing initiatives

PHFA has issued a Request for Proposals soliciting applications from organizations for projects to improve the availability and affordability of housing across the commonwealth. Funding for this RFP is being provided through the Pennsylvania Housing Affordability and Rehabilitation Enhancement (PHARE) Fund. The total PHARE funding available this year exceeds $85 million.

PHARE receives its funding from the impact fee levied on natural gas drilling companies and a portion of the Realty Transfer Tax. Funding is available for housing initiatives in all 67 Pennsylvania counties. PHFA is charged with administering the allocation of PHARE dollars.

PHARE applications are completed and submitted entirely online, eliminating the need for paper submissions and simplifying the process for applicants. The RFP is located on PHFA's website. The online application is accessible on the PHARE website. This website is currently open and the deadline for application submission is 2 p.m. on Thursday, Nov. 20.

A 90-minute webinar is available online for people interested in applying for PHARE funds. Please contact Clay Lambert via email at clambert@phfa.org with any questions.

PHFA announces $66.5 million in low-income housing tax credits

PHFA has awarded $66.5 million in low-income housing tax credits to support the construction of new and rehabilitated affordable multifamily housing units statewide. When completed, 41 new developments will provide an additional 1,946 rental housing units, including 1,900 affordable units for Pennsylvania residents.

The tax credits are administered by PHFA and were approved by its board in early October. In addition to these tax credit awards, PHFA's board authorized Pennsylvania housing tax credits and recognized the agency will also contribute first mortgages and/or soft funding sources to many of the awarded developments. Additionally, these low-income housing tax credits will be used to leverage local, state, federal and private financial resources needed to complete the financing plans for these construction initiatives.

The 41 multifamily housing developments being awarded tax credits are identified on PHFA's website, see the list of tax credit recipients under "News & Awards 2019 – Present" and dated 10/9/2025.

PENNVEST

Helpful information about PENNVEST program now available on PHFA podcast

The latest episode of PHFA's "Close To Home" podcast covers information about the PENNVEST loan program - a joint venture between the Pennsylvania Infrastructure Investment Authority (PENNVEST), the Department of Environmental Protection (DEP), and PHFA. The PENNVEST Homeowner Septic Program assists homeowners with the repair or replacement of their on-lot septic system or connecting their septic system to a public sewer.

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PENNVEST has many attractive benefits including an affordable 1.75% interest rate (2.55 APR), a maximum loan amount of $25,000, no restrictions on household income, terms up to 20 years (15 years for manufactured homes), and no repayment penalty.

Applicants must go through a participating lender to start the loan process. The lenders underwrite the loan and work with homeowners until closing is completed. PHFA then services the loan for the entire life of the loan.

You can find the PENNVEST "Close To Home" podcast on Spotify, iTunes, PHFA's website, and on other podcasting apps. Questions can be directed to PHFA's Customer Solutions Center toll-free at 1-855-827-3466, PHFA's website, or by emailing Septic@PHFA.org or CloseToHome@PHFA.org.

PHFA AROUND THE STATE

Pathways Housing Wellness Corporation held a groundbreaking ceremony in late September in Philadelphia to begin construction on Phase I of the 17th Street Community Corridor project. Upon completion, Phase I of the new development will offer 40 affordable housing units, including several fully accessible units. The project will be seeking silver-level certification under the ICC-700 National Green Building Standard and also certification under the DOE Zero-Energy Ready Homes program. Counsel for PHFA's Eastern Region Jada Greenhowe delivered remarks during the event (top photo). State and local officials were also on hand to celebrate the event (bottom photo).

Odin Properties broke ground in early September on Sepviva Lofts in Philadelphia. Once completed, the development will offer 51 one-, two-, and three-bedroom units of affordable housing for residents earning 20-50 percent of the area's median income. There will also be a long-term deed restriction keeping the homes affordable for at least 40 years. PHFA's Executive Director and CEO Robin Wiessmann delivered remarks during the ceremony (top photo) and, along with other officials, donned the symbolic shovels (bottom photo, center).

HOUSING CONFERENCE

PHFA's Housing Forum slated for 2026

Mark your calendar for PHFA's Housing Forum slated for May 6-7, 2026, at the Hilton Harrisburg. The theme for the event is Housing Unscrambled. Come join hundreds of housing leaders at Pennsylvania's premiere housing conference as we break down and unscramble today's housing issues. The Forum will offer 20+ educational sessions, multiple keynote speakers, and networking galore.

HOUSING UNSCRAMBLED
2026 PHFA Housing Forum ▪ May 6-7

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If you're interested in sponsoring or exhibiting, contact Chris Anderson at 717-780-3915 or canderson@phfa.org. We have many sponsorship opportunities available, or we would be happy to customize a sponsorship to meet your marketing goals.

To stay up-to-date on Forum news, follow PHFA on our social media channels or sign up for email updates by emailing HousingForum@PHFA.org.

NCSHA

PHFA honored with National Council of State Housing Agencies' award

PHFA staff accepts award at the NCSHA conference

PHFA has been awarded the National Council of State Housing Agencies' Award for Program Excellence for its 2024 Annual Report.
The award, in Communications: Annual Report category, was presented at NCSHA's annual conference in early October in New Orleans.

A panel of judges consisting of affordable housing industry leaders and subject matter experts cited PHFA's annual report for embracing maximum imagery and minimal text to showcase the impactful and life-changing work of the agency. The report map, which illustrates the dollar amounts and locations of housing investments across Pennsylvania by county, also received praise.

You can view PHFA's 2024 Annual Report here.

MINORITY BUSINESS RECOGNITION

Recognizing our diverse business partners

Established in 1993, Manna Supply, Inc., a woman- and minority-owned business, has been working with PHFA since 2019. Manna Supply is based in Philadelphia and operates as a wholesale vendor for electrical, mechanical/HVAC, telecommunications, safety/security, plumbing and general construction supply products, building materials and supplies, HVAC, duct work, sprinkler fitter (including fire protection), and solar (electric and heating) helping PHFA accomplish our mission to provide affordable housing across Pennsylvania. We're proud to count them as a partner.

JOB OPPORTUNITIES AT PHFA

PHFA is looking for you!

Are you passionate about affordable housing and public service? Looking to advance and grow in your career? Then PHFA may have a place for you. The Pennsylvania Housing Finance Agency offers affordable homeownership and apartment rental choices to support people with special housing needs, low- and moderate-income families, and older adults. If this aligns with your goals, come help us achieve our housing mission. Check out available opportunities including Business Analyst I, Director of Communications, Construction Document Examiner (Architectural Reviewer), and many more on PHFA's website.

Josh Shapiro, Governor • Robin Wiessmann, Executive Director & CEO

To receive an email notice when a new issue of PHFA Developments is posted, or for comments and questions, please write Renae Hyson at rhyson@phfa.org.

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