

# 2020 PHARE Award Project Summaries

**County:** Adams  
**Proposal Name:** Project New Start  
**Organization:** Pennsylvania Interfaith Community Programs  
**Funding Reserved:** \$125,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Project New Start is a homeless diversion program allowing families/individuals to obtain housing or to remain in their current housing. Eligible households can receive up to \$750 to help with: security deposits, past due rent, mortgages, or utilities, car repairs, or emergency home repairs.

**County:** Adams/York  
**Proposal Name:** Females Achieving Independence and Recovery (FAIR)  
**Organization:** TrueNorth Wellness Services, Inc.  
**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The proposed project will serve women re-entering the community from York County Prison, who have a diagnosis of substance use disorder, but are not eligible for Social Security Income or Social Security Disability Income. The program will include indicated components for success: transitional housing and gainful employment, while offering an array of support services to positively impact each individual's long-term success and quality of life transformation.

**County:** Allegheny  
**Proposal Name:** Homewood Phase II  
**Organization:** Habitat for Humanity of Greater Pittsburgh  
**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

**Proposal Description:**

PHARE funds will be used to construct three new North Braddock Avenue homes that will be sold to three qualified families who have completed Habitat Pittsburgh's Homeownership Program. Families are selected for Habitat Pittsburgh's Homeownership Program through an application process, ensuring they meet specific criteria.

**County:** Allegheny  
**Proposal Name:** Housing Stabilization Program

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**Organization:** Urban Redevelopment Authority

**Funding Reserved:** \$250,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The Housing Stabilization Program (HSP) is a housing crisis prevention program designed to promote the economic independence of renters experiencing a temporary, non-recurring crisis by providing limited, short-term financial assistance to help them access and/or maintain safe, stable, and affordable permanent housing.

**County:** Allegheny

**Proposal Name:** Allegheny County Save Your Home Program

**Organization:** Allegheny County Economic Development

**Funding Reserved:** \$200,000 PHARE/Marcellus Shale

**Proposal Description:**

The goal of the Save Your Home Program is to help homeowners avert foreclosure and save their homes by providing housing counseling services. The program is a collaboration between the Allegheny County Court of Common Pleas, County Sheriff's Department, County Dept. of Economic Development, and ACTION-Housing, Inc. It is coordinated by the Allegheny County Dept. of Economic Development.

**County:** Allegheny

**Proposal Name:** Hazelwood Affordable Rental Preservation Project (HARPP) Phase II

**Organization:** Hazelwood Initiative

**Funding Reserved:** \$150,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Hazelwood Initiative (HI) is aggressively working to preserve affordable rental housing before housing values rise from development on the adjacent 170-acre Hazelwood Green site. We have site control over 63 scattered sites of affordable rentals. This is Phase 2 of the project. HI will acquire the 22 units, perform moderate renovations on the units that require it (most are in very livable and low-maintenance condition). HI will then deed restrict (deed covenant) the units for 35 years' affordability.

**County:** Allegheny

**Proposal Name:** Allegheny County Mobility Counseling Program

**Organization:** Allegheny County Department of Human Services

**Funding Reserved:** \$300,000 PHARE/Realty Transfer Tax

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## **Proposal Description:**

The Mobility Counseling Program will assist households that have at least one child under 18 (with a focus on families with children under 12) to move to high opportunity, low poverty neighborhoods. The project consists of: landlord outreach and recruitment, pre-move mobility counseling, post-move case management and service coordination, and client assistance with security deposits and moving expenses.

**County:** Allegheny

**Proposal Name:** Wilksburg Vacant Property Recovery Initiative

**Organization:** Oakland Planning & Development Corporation

**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The Wilksburg Community Development Corporation (WCDC) seeks to expand its Vacant Property Recovery Initiative, an effort to bring blighted and underutilized parcels back to productive use. Wilksburg has the highest percentage of blighted property in Allegheny County. The WCDC's strategy to address this issue involves minimizing the displacement of low-income renters and homeowners as market pressures increase; on-the-ground technical assistance; and targeted acquisition.

**County:** Allegheny

**Proposal Name:** Housing Connector

**Organization:** United Way of Southern Pennsylvania

**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The Housing Connector helps people with disabilities search for and locate affordable, accessible housing. Two expert housing navigators will offer one-on-one assistance using a custom database created in collaboration with a host of partners, including the United Way of Southwestern PA, ACTION-Housing, and Allegheny County Department of Human Services. The goal is to level the playing field for people with disabilities and their families by connecting them with affordable, accessible housing.

**County:** Allegheny

**Proposal Name:** HEARTH: A Safe Place Matters

**Organization:** HEARTH

**Funding Reserved:** \$150,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

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HEARTH will utilize PHARE funds to provide safe affordable housing and supportive services solutions to vulnerable populations, including transitional and affordable housing. Funds will be used primarily for women with children who are working to become economically self-sufficient after surviving domestic violence or other trauma. Last year, HEARTH served 82 program participants. HEARTH anticipates that over 80 program participants will benefit from our program in 2019/2020.

**County:** Allegheny  
**Proposal Name:** Home2020  
**Organization:** Allegheny County Department of Human Services  
**Funding Reserved:** \$1,000,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Allegheny County DHS and Continuum of Care will serve the most vulnerable, extremely low-income street and long-term homeless population, including an estimated 50% that struggle with opioid use disorder. The intent is to connect this target group to permanent housing over the course of the year with a whatever it takes attitude. Funding will support single-room occupancy and other affordable units paired with skilled case management to stabilize and connect individuals to permanent housing.

**County:** Allegheny\*  
**Proposal Name:** Fifth and Dinwiddie Development  
**Organization:** BTG Development  
**Funding Reserved:** \$1,000,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Fifth & Dinwiddie (the “Project”) is an exciting, sustainable, and transformative development project at the nexus of Uptown and the Hill District. Uptown is located directly between Pittsburgh’s two major economic hubs, it has great connectivity (with plans on getting even better with new multi-modal investments) and a great plan developed in partnership with an engaged community. The Project will include 4 LIHTC units targeted to households with incomes below 20% of the Area Median Income (“AMI”), 7 LIHTC units targeted to households with incomes below 30% of AMI, and 23 LIHTC units targeted to households with incomes below 50% of AMI.

**County:** Allegheny\*  
**Proposal Name:** Bethlehem Haven  
**Organization:** New Burgh Real Estate  
**Funding Reserved:** \$1,000,000 PHARE/Realty Transfer Tax

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## **Proposal Description:**

Bethlehem Haven presently owns a 26-bed residential supportive services facility at 1410 Fifth Avenue and four adjacent properties (1408, 1406, 1404 and 1402 Fifth Avenue) in the rapidly gentrifying Uptown neighborhood of Pittsburgh. A final property at 1400 Fifth Avenue will be purchased from a 3rd party to complete the site for this development. This application is to receive tax exempt bond capacity and LIHTC in order to renovate the current building and fund the construction of a 33-unit addition to 1410 Fifth Avenue on the adjacent properties.

**County:** Allegheny/Beaver  
**Proposal Name:** WAVE Housing Services  
**Organization:** Willissae's Agency for Vision and Empowerment  
**Funding Reserved:** \$40,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The mission of WAVE is to empower individuals who face barriers to discover and reach their potential through education, counseling, social services, and long-term support. We help participants become self-sufficient (stable housing, eviction/homelessness prevention, homeownership, wealth creation, employment, financial security, overall wellness, etc.). A unique aspect of WAVE is our wholistic approach to our clients which helps them find and maintain safe housing and homeownership long-term.

**County:** Allegheny/Philadelphia  
**Proposal Name:** Rehabilitation of Community Homes for People with Disabilities  
**Organization:** Community Options, Inc.  
**Funding Reserved:** \$33,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Community Options, Inc. respectfully requests \$33,865 in PHARE funds to rehabilitate three residential group homes that support people with disabilities located in the Commonwealth of Pennsylvania. The homes are fully licensed by the Pennsylvania Department of Human Services to provide Community Home Services and are located in Pittsburgh (2) and Philadelphia (1).

**County:** Armstrong  
**Proposal Name:** Armstrong County Emergency Shelter Program  
**Organization:** Armstrong County Community Action Agency  
**Funding Reserved:** \$153,000 PHARE/Marcellus Shale

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## **Proposal Description:**

The Armstrong County Community Action Agency will use PHARE funds to assist those who are homeless who have been referred by one of our partner agencies in order to stabilize the family through emergency shelter services. Case managers who refer the homeless will assist the client in obtaining permanent housing & working through barriers toward self-sufficiency.

**County:** Armstrong  
**Proposal Name:** McKean Street Housing  
**Organization:** TREK Development  
**Funding Reserved:** \$250,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

McKean Street Housing consists of the new construction of 36 units of mixed income, senior (62+) housing. Currently a vacant lot where the former Kittanning Middle school resided, the new construction apartment building will provide 30 new affordable units (and 6 market rate) to a community that desperately needs senior housing and beautification to the streetscapes. The City is seeking revitalization to their downtown core and has been successful in recent years with funding awards.

**County:** Beaver  
**Proposal Name:** The Cornerstone of Beaver County Building Equipment Upgrade  
**Organization:** The Cornerstone of Beaver County  
**Funding Reserved:** \$55,000 PHARE/Marcellus Shale

## **Proposal Description:**

The Cornerstone of Beaver County (TCBC), is the homeless services hub in Beaver County, that provides and coordinates local housing resources to prevent and end homelessness. This project will allow TCBC to upgrade the HVAC system, roof, and hot water tank in its current location. These upgrades are vital to the operation of TCBC office space and will allow TCBC to continue its mission of serving the homeless and near homeless population in Beaver County.

**County:** Beaver  
**Proposal Name:** Rental/Utility Assistance  
**Organization:** Community Development Program of Beaver County  
**Funding Reserved:** \$50,000 PHARE/Marcellus Shale

## **Proposal Description:**

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The Community Development Program of Beaver County will utilize PHARE funds to enact homeless prevention efforts for households facing homelessness throughout the county. The funds will be used as a supplement to Home Improvement Program (HAP) funds for first month's rent, security deposits, rent arrearage and utility payments.

**County:** Beaver  
**Proposal Name:** Home Modification Program  
**Organization:** Community Development Program of Beaver County  
**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The Community Development Program of Beaver County will utilize PHARE funds for home modifications for households with mobility and/or safety challenges. Work will include accessible ramps, door widening, bathroom modifications, and other modifications for adaptive equipment for visual and hearing impairments and installation of safety features for the protection of children or other persons with disabilities such as behavioral issues or autism.

**County:** Beaver  
**Proposal Name:** The Haven  
**Organization:** Crossroads Shelter of Beaver County  
**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Crossroads is proposing a solution to the last gap in Beaver County's homeless services by opening a family shelter, The Haven, which would provide 24-hour supervision and intensive case management to approximately 24 homeless families in a 12-month period. The Haven will be operated by Crossroads Shelter of Beaver County, Inc. It will be a single site, 6-bedroom unit.

**County:** Bedford/Fulton  
**Proposal Name:** Landlord Mitigation & Rental Assistance Program  
**Organization:** Center for Community Action  
**Funding Reserved:** \$150,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Center for Community Action (CCA) will administer this PHARE Landlord Mitigation & Rental Assistance Program as a dual countywide program. CCA administers and has administered other rental assistance and landlord mitigation programs. Currently CCA has Continuum of Care, Continuum of Care

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SCRHAB, Home4Good, Emergency Solutions Grant, and Homeless Assistance Programs. The Arizona Matrix will be utilized as a self-sufficiency measurement tool. CCA will offer case management, security deposit, rental assistance, etc.

**County:** Berks  
**Proposal Name:** Affordable Housing Loan Fund  
**Organization:** Community First Fund  
**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Community First will utilize PHARE dollars to create a revolving affordable housing development fund to provide nonprofit and for-profit developers with affordable loans to expand the availability of affordable housing in Berks County.

**County:** Berks  
**Proposal Name:** "At-Risk" Tenant-Based Rental Assistance  
**Organization:** Service Access & Management, Inc.  
**Funding Reserved:** \$300,000 PHARE/Realty Transfer Tax

**Proposal Description:**

"At-Risk" Tenant-Based Rental Assistance is a program that serves households who are moderately to severely rent-burdened. Rent-burdened is defined as: "a household paying 50% or more of the total household income toward rent and basic utilities, who are not yet under a legal eviction for non-payment of rent." The program prevents eviction and provides on-going support to assist individuals and families in maintaining a safe, decent and affordable home.

**County:** Berks  
**Proposal Name:** Reading Affordable Housing  
**Organization:** Berks County Nonprofit Development Corporation  
**Funding Reserved:** \$75,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The City of Reading has adopted a Housing and Blight Plan that begins to address the deteriorating condition of housing. As a partner with the City, Berks County Nonprofit Development Corporation

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proposes to rehabilitate three properties located in the Prince Historic District. Upon completion of the rehabilitation, the properties will be sold to low- and moderate-income families.

**County:** Blair  
**Proposal Name:** Blair County Housing Assistance Program  
**Organization:** County of Blair  
**Funding Reserved:** \$50,000 PHARE/Marcellus Shale

### **Proposal Description:**

Blair County will continue to use PHARE Funds to enhance and leverage other homeless program funds with emergency shelter assistance via hotel/motel vouchers, rental assistance (rent, security & arrears), and utility assistance (security & arrears), and the delivery of metered and un-metered heating fuels.

**County:** Blair  
**Proposal Name:** Blair County Water & Sewer Rehabilitation Program  
**Organization:** County of Blair  
**Funding Reserved:** \$75,000 PHARE/Marcellus Shale

### **Proposal Description:**

Blair County will use PHARE funds to provide financial assistance to lower income households struggling with water or sewer service needs. Assistance will be provided for well and on lot system repairs, municipal compliance issues such as tap fees, lateral assistance, required basement re-plumbing, or malfunctioning system repairs. The goal of the program will be to provide affordability to support these most basic human household needs.

**County:** Blair  
**Proposal Name:** Tartaglio Diversionary Housing Project  
**Organization:** County of Blair  
**Funding Reserved:** \$25,000 PHARE/Marcellus Shale

### **Proposal Description:**

Blair County will use PHARE funds to create a three-unit Diversionary Housing Project to provide a recovery-oriented diversion program that promotes stabilization while finding more permanent housing. Enhanced mental health treatment and services through diversion and acute stabilization (DAS) or emergency housing will be provided during their stay.

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**County:** Bradford  
**Proposal Name:** Bradford County Housing Program  
**Organization:** Bradford County  
**Funding Reserved:** \$172,000 PHARE/Marcellus Shale

**Proposal Description:**

The Bradford County Housing Program will use PHARE funds to provide homelessness prevention assistance (rent and utilities) to residents of Bradford County. Residents will be able to receive assistance for up to three months, in an amount not to exceed \$1,500.

**County:** Bradford  
**Proposal Name:** Bradford County Home Buyer Assistance Program  
**Organization:** Trehab  
**Funding Reserved:** \$600,000 PHARE/Marcellus Shale

**Proposal Description:**

Trehab, submitting on behalf of Bradford County, will utilize PHARE funds for the purpose of mitigating the effect of the Marcellus Shale housing shortage on low-and moderate-income residents. Funds will be used to provide down payment and closing cost grants (up to \$15,000) and up to \$15,000 in repair funding for repairs necessary for loan approval, livability, and security.

**County:** Bucks  
**Proposal Name:** Housing Counseling Program  
**Organization:** Bucks County Housing Group  
**Funding Reserved:** \$135,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Bucks County Housing Group (BCHG) will utilize PHARE funds to create two new full-time positions dedicated to Foreclosure Counseling, Rental Counseling, and Financial Capabilities. These would fill a current unaddressed need in the county, and increase financial awareness and well-being. BCHG will also elevate the part-time Intake Person position to a full-time position, allowing the Housing Counseling Program Manager to focus more of her time on housing counseling.

**County:** Bucks  
**Proposal Name:** SOAR Case Manager  
**Organization:** Bucks County Housing Group  
**Funding Reserved:** \$60,000 PHARE/Realty Transfer Tax

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## **Proposal Description:**

Bucks County Housing Group will use PHARE funds to create a new position that will be a full time SOAR Case Manager. This position will be an employee of BCHG however, they will work with the entire Housing Continuum of Care of Bucks County to increase successfully submitted SOAR applications. This will allow many who are eligible for SSI/SSDI benefits to receive them in an expedited fashion, allowing them to obtain housing and move towards self-sufficiency.

**County:** Bucks

**Proposal Name:** Housing & Supportive Services for Victims of Human Trafficking

**Organization:** YWCA of Bucks County

**Funding Reserved:** \$300,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

YWCA of Bucks County, in partnership with the Bucks County Housing Department, A Woman's Place, and Network of Victim Assistance will address the complex needs of human trafficking victims through a comprehensive system focused on housing and specialized services. The goal of the program is to expand the YWCA's capacity to serve victims of human trafficking, strengthen connections to housing and victim-centered services, educate the community, and reduce barriers that prevent victims from being permanently housed.

**County:** Bucks

**Proposal Name:** Housing Opportunities for Reentry Population (HORP)

**Organization:** Bucks County Opportunity Council

**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The Housing Opportunities for Reentry Population (HORP) program will provide housing and supportive services for incarcerated individuals who are eligible for parole but who lack a permanent address. This program will allow these individuals to receive coordinated services to move toward self-sufficiency, receive needed treatment and obtain permanent housing through a creative partnership between Bucks County Corrections, Adult Probation, Family Service Association, and BC Opportunity Council.

**County:** Bucks

**Proposal Name:** Habitat Bucks Home Repair Program

**Organization:** Habitat for Humanity Bucks County

**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

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## **Proposal Description:**

Habitat Bucks' Home Repair Program partners with low-income homeowners in Bucks County to repair or modify the home to make it safe and accessible for everyone living in the residence. Without these repairs, homeowners and residents are at risk for illness and injuries which can affect their long-term health and quality of life. Affordable repairs allow homeowners to maintain the value of their home and reduce potential neighborhood blight.

**County:** Bucks  
**Proposal Name:** Homeless Service Solutions  
**Organization:** Bucks County Housing Services Department  
**Funding Reserved:** \$500,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Bucks County's Housing Continuum of Care will continue to implement solutions to address homelessness that include assisting families and individuals with housing solutions planning, making it easier to exit shelter; and increase funding for Rapid Rehousing assistance and innovative solutions to increase affordable housing options and prevent eviction. Key core positions within the Continuum that strengthen the homeless response system will continue to maintain increased capacity.

**County:** Butler  
**Proposal Name:** Butler County Acquisition Rehab Program  
**Organization:** Redevelopment Authority of the County of Butler  
**Funding Reserved:** \$250,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The Butler County Acquisition Rehab Program will utilize PHARE funds to purchase homes that are in foreclosure or blighted. These homes will be rehabilitated to become rental units for the "hard to house" population. If the property is blighted, the home will be demolished to create new, durable and affordable rental housing for the "hard to house population".

**County:** Butler  
**Proposal Name:** Butler County Acquisition Rehab Program  
**Organization:** The County of Butler  
**Funding Reserved:** \$200,000 PHARE/Marcellus Shale

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## **Proposal Description:**

The Butler County Acquisition Rehab Program will utilize PHARE funds to purchase homes that are in foreclosure or blighted. These homes will be rehabilitated to become rental units for the "hard to house" population. If the property is blighted, the home will be demolished to create new, durable, and affordable rental housing for the "hard to house population".

**County:** Butler  
**Proposal Name:** Owner Occupied Housing Rehabilitation  
**Organization:** Redevelopment Authority of the County of Butler  
**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The Redevelopment Authority of the City of Butler (RACB) is proposing an Owner-Occupied Housing Rehab Project with a grant not to exceed the 95% median value limit for the low/mod income within the City of Butler. The funds will be leveraged w/CDBG funds to address all code deficiencies with the home along with any environmental concerns, such as lead-based paint, asbestos, floodplain impact, radon abatement, etc. will be addressed in compliance with Federal and State regulations.

**County:** Cameron  
**Proposal Name:** Cameron County First Time Home Buyer Assistance Program  
**Organization:** Northern Tier Community Action Corporation  
**Funding Reserved:** \$60,000 PHARE/Marcellus Shale

## **Proposal Description:**

PHARE funds will be used to provide financial assistance for low-income first-time home buyers, case management, data collection, and administration of the program.

**County:** Cameron  
**Proposal Name:** Cameron County Homeless Prevention Program  
**Organization:** Cameron County Commissioners  
**Funding Reserved:** \$50,000 PHARE/Marcellus Shale

## **Proposal Description:**

PHARE funds will be used to provide financial assistance (short- and medium-term rental assistance, security and utility deposits, utility payments), case management, data collection, and administration of the program.

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**County:** Centre  
**Proposal Name:** SCCLT Energy+ Housing Rehabilitation Project  
**Organization:** State College Community Land Trust  
**Funding Reserved:** \$50,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

As part of a larger, State College borough-wide initiative to consider energy burden in the overall affordability of housing, called the Energy + Housing Rehabilitation Program, the State College Community Land Trust (SCCLT) will use the PHARE/RTT funds to acquire and rehabilitate three existing homes in the Borough of State College. In addition to meeting all current health and safety standards, this funding will also help to identify and complete energy efficiency upgrades.

**County:** Centre  
**Proposal Name:** Old Boalsburg Road Townhomes Project  
**Organization:** Housing Transitions  
**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The Old Boalsburg Road Townhomes Project will increase the affordable rental portfolio of Temporary Housing Foundation (a branch of Housing Transitions) by eight 3-bedroom units. The homes will be offered to income qualified individuals and families and some units will be targeted for high need populations like those who have experienced homelessness, have mental health or intellectual disabilities, and young adults who are graduating from a residential program in youth services.

**County:** Centre  
**Proposal Name:** Philipsburg Revitalization Corporation Blight Remediation Initiative  
**Organization:** Philipsburg Revitalization Corporation  
**Funding Reserved:** \$60,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The Philipsburg Revitalization Corporation (PRC) is renovating two adjacent historic buildings in Philipsburg's resurgent Historic District. The PRC will turn blemish into a bright spot by preserving historic character and providing high-quality affordable housing units in a county that has an affordable housing shortage. By attracting people and business to the downtown, the PRC will create a more robust local economy and pave the way for additional adaptive reuse projects.

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**County:** Centre  
**Proposal Name:** Building Bellefonte Together  
**Organization:** Habitat for Humanity of Greater Centre County  
**Funding Reserved:** \$125,000 PHARE/Realty Transfer Tax

**Proposal Description:**

PHARE funds will be used for the new construction of two safe and affordable homes. These homes will provide decent and affordable homeownership in the Bellefonte community to two local families with an income between 40%-80% MAI.

**County:** Centre  
**Proposal Name:** Rental Assistance Program  
**Organization:** Centre County Government  
**Funding Reserved:** \$18,000 PHARE/Marcellus Shale

**Proposal Description:**

The PHARE Rental Assistance Program offers rental assistance to eligible individuals and families who are homeless or near-homeless, are a Centre County resident, and who reside in a host, contiguous, or former contiguous municipality. Households must have a gross annual income that is at or below 200% FPL and preference is given to households living below 50% AMI.

**County:** Chester  
**Proposal Name:** Diversionary Reentry House for Women with Children  
**Organization:** Friends Association for Care & Protection of Children  
**Funding Reserved:** \$310,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Friends Association will utilize space in Coatesville, PA to provide reentry and transitional services and housing to women who are reentering the community after incarceration. PHARE funds will be used to partially renovate and provide services within this facility. Friends Association will establish the Diversionary Reentry House for Women with Children who are reentering the community after incarceration.

**County:** Chester  
**Proposal Name:** Homeless Prevention Program  
**Organization:** Friends Association for Care & Protection of Children

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**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Friends Association Homeless Prevention Program (HPP) will use PHARE funds to provide case management, education, connection to mainstream benefits, partner agency programs, and financial assistance in the form of rental and utility payments, grocery cards, child care and other as needed. The most vulnerable families who are eligible for HPP for 12-18 months are served. Program length allows families to acquire the skills and knowledge they need to maintain family and housing stability permanently.

**County:** Chester

**Proposal Name:** Decade to Doorways System Connectivity Proposal

**Organization:** Chester County Department of Community Development

**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Chester County Department of Community Development will use PHARE funds as a continuum of services to vulnerable individuals in Chester County. The program will provide street outreach services for unsheltered individuals, including the chronically homeless; the creation of a housing crisis access site; housing crisis funds for diversion and prevention; and permanent housing stability case management services. These activities promote housing first options for those experiencing homelessness so they can achieve housing stability and work toward self-sufficiency.

**County:** Chester

**Proposal Name:** Safe Harbor of Chester County, Inc.

**Organization:** Safe Harbor of Chester County, Inc.

**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Safe Harbor of Chester County (SHCC), an ADA approved emergency shelter in West Chester, PA, is the only shelter available for single women and one of the two largest available for single men in Chester County, providing more than 65% of the total emergency beds available for single adults. Through case management services, residents are given full attention to help move them toward self-sustainability and permanent housing placement. SHCC has begun to expand its services to also assist former residents after housing placement.

**County:** Chester

**Proposal Name:** Protecting Housing for Low-Income Residents of Chester County

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**Organization:** Legal Aid of Southeastern Pennsylvania

**Funding Reserved:** \$45,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Legal Aid of Southeastern Pennsylvania will use PHARE funds that will allow a group of collaborating agencies to carry out an ambitious project to reassess the value of 1,000 mobile homes in the county. This will protect mobile home owners from overpaying taxes by up to \$700,000. The project will also assist low income people with other housing law problems.

**County:** Chester

**Proposal Name:** Housing Rehabilitation and Individualized Intensive Case Management

**Organization:** W.C. Atkinson Memorial Community Service Center, Inc.

**Funding Reserved:** \$153,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The W.C. Atkinson Memorial Community Service Center, Inc. will use PHARE funds to rehabilitate/upgrade its five supportive homes and 22-bed men's shelter, maintaining a safe environment where we effectively sustain our ability to assist homeless men gain/regain their place in society. Individualized Intensive Case Management (IICM) is our key approach to rapid re-housing, achieving self-sufficiency and decreased recidivism, coupled with a professionally-lead health awareness initiative.

**County:** Chester

**Proposal Name:** Housing Locator Program

**Organization:** Housing Authority of the County of Chester

**Funding Reserved:** \$240,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The Housing Locator Program works with all Chester County residents that are below 50% MAI and who are currently experiencing homelessness to locate safe and affordable housing for their household. PHARE funds will also be used to re-fund the second Housing Locator and the Housing Case Manager.

**County:** Chester

**Proposal Name:** A Place to Call Home: Providing Stable and Sustainable Housing in Chester County

**Organization:** Human Service, Inc.

**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

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## **Proposal Description:**

Human Service, Inc. will use PHARE funds to assist in providing Chester County residents with affordable rental options and supportive services to assist in startup costs associated with moving. Funds will go toward rental assistance, security deposits and utility deposit assistance as well as transportation as needed and supportive services funds.

**County:** Chester\*

**Proposal Name:** Chester County Preservation Initiative

**Organization:** HDC MidAtlantic

**Funding Reserved:** \$1,000,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Chester County Preservation (CCP) is a 97-unit housing development that serves low-income residents at or below 50% AMI. CCP will preserve quality housing near employment and transit, addressing a growing housing affordability challenge in Chester County. Residents will pay no more than 30% of their income towards rent.

**County:** Clarion

**Proposal Name:** Rental Assistance Project

**Organization:** Community Action, Inc.

**Funding Reserved:** \$50,000 PHARE/Marcellus Shale

## **Proposal Description:**

Clarion County's PHARE Rental Assistance Project serves the entire County of Clarion. This Project provides rental assistance in the form of rent, mortgage, utility, and security deposit payments to assist low-income households at risk of homelessness remain housed. Rental assistance will be in the form of rent, utilities, and security deposits for apartments, and hotel room payments to assist homeless households obtain emergency shelter. Case management is provided to all consumers.

**County:** Clarion

**Proposal Name:** Blight Rehabilitation and Homeownership Program

**Organization:** Clarion County Housing and Community Development Corporation

**Funding Reserved:** \$80,000 PHARE/Realty Transfer Tax

# 2020 PHARE Award Project Summaries

## **Proposal Description:**

Clarion County Housing and Community Development Corporation will partner with local banks to acquire two foreclosed, blighted single family homes, which will then be rehabilitated to code and sold to two households seeking homeownership. Households enrolled in the Clarion County Housing Authority's Homeownership Program will be targeted for the program. With the remaining funding after acquisition and rehabilitation, the homebuyer will be offered a forgivable, no interest mortgage for the difference in appraisal and purchase price.

**County:** Clearfield

**Proposal Name:** The Village of Hope, Inc.

**Organization:** Mature Resources Foundation

**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The Village of Hope will use PHARE funds to provide affordable, accessible housing for older adults in Pennsylvania. The project will also create a replicable model of community, where people can age in place with dignity and quality of life. Phase I of this project will establish twenty (20) new, accessible homes for older adults. These initial homes will provide shelter for approximately 20-60 older adults based on occupancy options. When the total project is completed, another 40-120 individuals will secure housing.

**County:** Clinton

**Proposal Name:** Clinton County Rental Assistance and Education Project, Year 6

**Organization:** Clinton County

**Funding Reserved:** \$70,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

PHARE funding will be used for rental assistance (security deposits and one to three months' rent), Prepared Renter Education Program (PREP) training, and case management to support and facilitate stable, decent, and affordable housing for Clinton County's homeless population.

**County:** Crawford

**Proposal Name:** Assisted Re-entry for Maximum Success

**Organization:** Center for Family Services

**Funding Reserved:** \$175,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

# 2020 PHARE Award Project Summaries

Assisted Re-entry for Maximum Success provides housing options for individuals being released from the Crawford County Correctional Facility. This re-entry program targets individuals who have limited or non-existent housing options. By wrapping around intensive case management and counseling services, Center for Family Services can assist these individuals by eliminating barriers to success such as job readiness, behavioral health, transportation, budgeting, and financial coaching.

**County:** Cumberland

**Proposal Name:** Homelessness Prevention and Rapid Re-housing

**Organization:** Cumberland County Housing and Redevelopment Authorities

**Funding Reserved:** \$171,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The Redevelopment Authority of Cumberland County, along with Community CARES, will utilize PHARE funding for the creation of the Homelessness Prevention program and Rapid Re-Housing program in Cumberland County. Homelessness Prevention would provide housing assistance payments, transportation services, and essential needs to households at-risk of or experiencing homelessness. Rapid Re-Housing would provide short-to-medium term rental assistance payments for households experiencing homelessness.

**County:** Dauphin

**Proposal Name:** DECA360 Housing Rehabilitation and Supportive Services

**Organization:** Donrico E Colden & Associates

**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

**Proposal Description:**

DECA360 will use PHARE funds to rehabilitate four properties, providing housing for up to six families and supportive services for up to 18 families that are in close proximity to the rehabilitated housing. Donrico E. Colden and Associates is experienced in delivering services in a service enriched housing or supportive housing setting for the target population, and has the capacity to deliver the described services with population health and community-based planning, treatment and change to ex-offenders, and others.

**County:** Dauphin

**Proposal Name:** ADA Compliance for Emergency Shelter & Transitional Housing with Wrap-Around Services

**Organization:** Shalom House

**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

**Proposal Description:**

# 2020 PHARE Award Project Summaries

PHARE funds will be used to construct a building that will house three ADA compliant emergency shelter units, and 27 units dedicated to ADA compliant, transitional housing, coupled with wrap around supportive services. This effort is consistent with the plans and priorities of the CACH 10-year plan, as well as county and city thresholds for addressing this critical issue of housing PLUS wrap-around services in our community.

**County:** Dauphin  
**Proposal Name:** Coordinated Entry/Street Homeless Rapid Rehousing  
**Organization:** Christian Churches United of the Tri-County Area  
**Funding Reserved:** \$65,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Christian Churches United will use PHARE funds to continue the establishment of a Coordinated Entry hub where any homeless household can receive assessment and referral services, which will include being entered on a prioritized housing waiting list. The project also includes mobile street homeless case managers and housing locator assistance, and will be operated in partnership with all the providers who are a part of the Capital Area Coalition on Homelessness.

**County:** Dauphin  
**Proposal Name:** Transitions  
**Organization:** Brethren Housing Association  
**Funding Reserved:** \$50,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The Transitions Program provides housing and supportive services to single women with children experiencing homelessness. Families reside in BHA owned housing for up to a year while they work with a case manager to develop a goal plan and address the issues that contributed to them becoming homeless. Families work to increase income and remove housing barriers so that they are able to obtain and maintain permanent housing. They are also connected with other community resources.

**County:** Dauphin  
**Proposal Name:** TLC Reentry Initiative Housing  
**Organization:** TLC Work-Based Training Program, Inc.  
**Funding Reserved:** \$250,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

# 2020 PHARE Award Project Summaries

TLC will use PHARE funds to house low income and ex-offenders. The housing will serve as a permanent housing solution for the community. Phase four, the current project, will be the construction of eight duplexes and townhomes that will service ex-offenders and mid to low income individuals will become a part of The HUB Campus, which is inclusive of; The Harrisburg Uptown Building (The HUB) and The HUB Veterans Housing (HUB VH).

**County:** Dauphin  
**Proposal Name:** Ecumenical Community of Harrisburg  
**Organization:** Ecumenical Community of Harrisburg  
**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

PHARE funds will be used to undertake the third phase of a physical plant upgrade which will update all of the 20+ year old bathrooms of the community. The funds requested will be used for a top to bottom renovation of 40 bathrooms to include new toilets, sinks, countertops, lights, mirrors, faucets, etc. for retired seniors of lesser means.

**County:** Delaware  
**Proposal Name:** YAHRUBA Chester City Youth Housing Redevelopment  
**Organization:** The YAHRUBA Group  
**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The YAHRUBA Group will use PHARE funds to rehabilitate 4 Chester City houses that will provide four refurbished, affordable/workforce housing units that can be used for half way housing. Supportive services will assist ex-offenders who are at risk of becoming homeless, as most ex-offenders suffer from the effects of incarceration and struggle to reintegrate into society.

**County:** Delaware  
**Proposal Name:** Emergency Rehabilitation Program  
**Organization:** Upper Darby Township  
**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

PHARE funds will be used to provide emergency housing rehabilitation grants that are available to qualified low or very low-income homeowners in Upper Darby Township. This program promotes neighborhood stability, combats slum and blight, and promotes sustained affordable housing for our residents.

# 2020 PHARE Award Project Summaries

**County:** Delaware

**Proposal Name:** TAY Bridge

**Organization:** Delaware County Office of Behavioral Health

**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The TAY Bridge program is a collaborative, innovative and efficient housing model designed to facilitate a successful transition to adulthood among youth between the ages of 18 and 24 who are in need of permanent housing. This program provides housing, life skills and connections to community supports to 20 households to ensure they are emotionally and financially ready to conquer the many responsibilities of being an adult.

**County:** Delaware

**Proposal Name:** CCIP's Housing Counseling – Increase Access to Quality Homes Initiative

**Organization:** Chester Community Improvement Project

**Funding Reserved:** \$50,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The Chester Community Improvement Project (CCIP) will use PHARE funds to expand its homebuyer's education and counseling services in Delaware County, PA. Services will seek to help low- and moderate-income first-time buyers address the impediments preventing them from achieving their goal of homeownership. Existing and potential homeowners will receive counseling services with an emphasis on improving access to home improvement and maintenance financing.

**County:** Delaware

**Proposal Name:** Housing Navigator and Landlord Engagement

**Organization:** Community Action Agency of Delaware County, Inc.

**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Community Action Agency of Delaware County, Inc. (CAADC) is an important part of the Continuum of Care in Delaware County and a primary provider of housing assistance. PHARE funds will be used to assist families and individuals experiencing a housing crisis with locating and securing safe and decent affordable housing. CAADC's expansion of its Housing Navigator and Landlord Engagement activities will support the Continuum of Care by providing housing locators to identify housing opportunities for homeless families and single adults.

# 2020 PHARE Award Project Summaries

**County:** Delaware

**Proposal Name:** Rental Assistance Program

**Organization:** Community Action Agency of Delaware County, Inc.

**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

**Proposal Description:**

CAADC is an important part of the Continuum of Care in Delaware County and a primary provider of social services including Rental Assistance. PHARE funds will be used to assist economically disadvantaged families and households in crisis. Additional funding for Rental Assistance will help to assure that homelessness is prevented and/or eliminated for many residents seeking assistance, providing them with safe and affordable housing.

**County:** Delaware

**Proposal Name:** Client/Relocation Assistance Fund

**Organization:** Domestic Abuse Project of Delaware County

**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The Domestic Abuse Project of Delaware County (DAP) will use PHARE funds to supplement DAP's current client assistance/relocation assistance program. DAP's client assistance program provides survivors of domestic violence funding for security deposits, security features in the new location, and replacement of lost or stolen personal identification. The client assistance program is a crucial bridge for survivors of domestic violence as they move forward to permanent housing.

**County:** Elk

**Proposal Name:** Housing Stability

**Organization:** Cameron-Elk Behavioral & Development Program

**Funding Reserved:** \$75,000 PHARE/Marcellus Shale

**Proposal Description:**

Citizens Against Physical, Sexual, and Emotional Abuse, Inc. (CAPSEA, Inc.) and Cameron/Elk Behavioral and Development Programs are requesting PHARE funds in Elk County. These funds will provide assistance to individuals/families who are and will be participating in scattered site permanent housing projects. The program also seeks to assist individuals/families who normally would not be eligible for these programs, but need added assistance and case management in order to "maintain" their current housing.

# 2020 PHARE Award Project Summaries

**County:** Elk

**Proposal Name:** Elk County Housing Rehabilitation, Accessibility Modifications and Slum & Blight Remediation

**Organization:** Elk County Planning Department

**Funding Reserved:** \$60,000 PHARE/Marcellus Shale

**Proposal Description:**

PHARE funds will be utilized to assist permanent, physically handicapped consumers in making their home handicap accessible to help them be independent and stay in their home. Housing rehabilitation funds will be used to rehabilitate homes that are in poor condition in order to preserve the housing stock. Slum and blight funding will be utilized to remove properties that are simply not marketable due to abandonment and causing decreased property value to homes nearby.

**County:** Erie

**Proposal Name:** Housing Counseling Intake

**Organization:** Greater Erie Community Action Committee

**Funding Reserved:** \$50,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The Greater Erie Community Action Committee's (GECAC) Housing Counseling Intake program will develop a centralized intake system for GECAC's housing counseling programs. Currently each counselor handles her own calls resulting in a delayed response to callers anytime the counselors are meeting with clients. This project will add a dedicated intake case worker and an additional housing counselor allowing more clients to be served per year in a timelier manner.

**County:** Erie

**Proposal Name:** The St. Martin Center Home4ward Program

**Organization:** St. Martin Center, Inc.

**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

**Proposal Description:**

St. Martin Center (SMC) Home4ward program will provide income eligible families with housing counseling rental assistance services through its Self-Sufficiency Department. Services include financial

# 2020 PHARE Award Project Summaries

rental assistance, financial literacy/budgeting and credit recovery services counseling. SMC will collaborate with other regional agencies that provide low-income rental and homeownership assistance to 250 families (500 individuals).

**County:** Erie

**Proposal Name:** Innovative Housing Solutions for Employment

**Organization:** Voices for Independence

**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Voices for Independence (VFI) will use PHARE funds to provide support for direct care workers who are facing evictions, late mortgage payments, or have fear that utilities will be shut off. VFI will also instruct the employees who go out to people's homes every day and assist them in getting out of bed, dressed and fed to learn budget management skills and nutrition classes. VFI will track employee participation and outcomes related to this program. Their average wage is \$11.49 an hour.

**County:** Erie

**Proposal Name:** Better Housing Modernization & Neighborhood Stabilization Project

**Organization:** Housing Authority of the City of Erie

**Funding Reserved:** \$250,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The Housing Authority of the City of Erie (HACE) is requesting PHARE funds to undertake energy efficiency and building security improvements at its Better Housing properties. The project will replace all front and rear entry doors and windows, upgrade the electric panel boxes from 60 to 100 amps and address any electrical safety issues, replace forced-air furnaces, add air-conditioning and replace the children's playground.

**County:** Erie

**Proposal Name:** City of Erie Homeowner Mini-Grant Program

**Organization:** City of Erie

**Funding Reserved:** \$75,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The City of Erie will use PHARE funds to assist low to moderate income homeowners with repairs or necessary home improvement costs for projects up to \$3,000. The program will also connect neighborhood groups, homeowners, community-based organizations, PHFA & HUD programs, and social service agencies to existing resources through referrals.

## 2020 PHARE Award Project Summaries

**County:** Erie

**Proposal Name:** My Home

**Organization:** Erie DAWN

**Funding Reserved:** \$50,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The "My Home" project is to support families or individuals who are homeless or near homeless by providing financial assistance, case management and other services, so that they can maintain housing stability and increase their self-sufficiency.

**County:** Fayette

**Proposal Name:** FCCAA Financial Education and Coaching Initiative

**Organization:** Fayette County Community Action Agency, Inc.

**Funding Reserved:** \$50,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The Fayette County Community Action Agency, Inc. (FCCAA) Financial Education and Coaching Initiative is proposing to expand the current Financial Opportunities Center and Housing Counseling programs by devoting a part time staff member to provide all financial education and coaching for households in Fayette County. This financial coach will be available to all families interested in improving their financial wellbeing. This proposed initiative plans to serve approximately 150 individuals/families in one year.

**County:** Fayette

**Proposal Name:** 2019-2020 Fayette County Neighborhood Stabilization Initiative

**Organization:** Fayette County, Pennsylvania

**Funding Reserved:** \$125,000 PHARE/Marcellus Shale

**Proposal Description:**

The Fayette County Redevelopment Authority Homebuyer Development Program will use PHARE funds to provide assistance to low- and moderate-income families purchasing single-family homes throughout Fayette County. Assistance through this program may be provided in the form of: Homeownership Counseling, Down-Payment and Closing Cost Assistance and Gap-Financing.

**County:** Forest/Warren

# 2020 PHARE Award Project Summaries

**Proposal Name:** ReHousing Program for Ex-Offenders

**Organization:** Warren Forest Counties EOC

**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The ReHousing program began in spring of 2018 and has provided 26 individuals to date with transitional housing and supportive services to assist in a positive re-entry into the community. This includes connection with supportive services, finding and maintaining employment, mainstream benefits, and obtaining permanent, affordable housing. The overall goal is to fill a noted gap in the community and reduce recidivism.

**County:** Franklin

**Proposal Name:** Franklin County Housing Initiative

**Organization:** Tharp Community Development LLC

**Funding Reserved:** \$168,000 PHARE/Realty Transfer Tax

**Proposal Description:**

PHARE funding will allow for the purchase and rehabilitation of a building to be used as housing for low-income, homeless individuals who are re-entering the community from jail. The housing assistance funding will allow us to provide assistance to these individuals with accessing housing without income so that they have time to obtain employment. Additionally, housing assistance will be used to assist low-income households with security deposits, rent, and back rent to end or prevent homelessness.

**County:** Greene

**Proposal Name:** Greene County's Home Purchase Fund

**Organization:** Blueprints

**Funding Reserved:** \$100,000 PHARE/Marcellus Shale

**Proposal Description:**

Blueprints is requesting PHARE funding on behalf of the Redevelopment Authority of the County of Greene in order to establish a Down Payment/Closing Cost Fund and to launch a multi-faceted marketing campaign for its Home Ownership Center in Greene County. The project was developed in order to increase the number of lower and moderate-income families able to purchase quality affordable homes in the community of their choice in the County.

**County:** Greene

# 2020 PHARE Award Project Summaries

**Proposal Name:** Final Phase: Old Rogersville School Development

**Organization:** Greene County Redevelopment Authority

**Funding Reserved:** \$720,000 PHARE/Marcellus Shale

**Proposal Description:**

2015 PHARE funds were used to acquire this property, prepare the pad, and build one duplex. The duplex was built and both units were sold in July 2019. The remaining vacant land is owned by the Redevelopment Authority and we desire to build one more duplex and two single family homes to complete this development. Prior to the Redevelopment Authority obtaining control of the land, a blighted school existed on the property.

**County:** Huntingdon

**Proposal Name:** Homeless Prevention Program 2020

**Organization:** Huntingdon County Government

**Funding Reserved:** \$100,000 PHARE/Marcellus Shale

**Proposal Description:**

Center for Community Action (CCA) is partnering with Huntingdon County Government to use PHARE funds from the Pennsylvania Housing Finance Agency (PHFA) to provide eligible residents of Huntingdon County with a Homeless Prevention Program. CCA will provide intense case management, budget counseling, rental assistance prevention, eviction avoidance, rent assistance to the homeless, security deposit assistance, housing inspections, rental arrears, utility assistance, utility arrears, and referrals.

**County:** Indiana

**Proposal Name:** 55+ Roof and Heating Systems Replacement

**Organization:** Indiana County Office of Planning & Development

**Funding Reserved:** \$150,000 PHARE/Marcellus Shale

**Proposal Description:**

The 55+ Roof and Heating Systems Replacement Program will assist income qualified Indiana County homeowners age 55 and older or disabled with replacement of deteriorated or leaking roofs and inoperable, inefficient or unsafe heating systems. Roof replacement may consist of replacement of rafters, sheathing, shingles, metal, flashing, insulation, soffit & fascia and gutters & downspouts. Furnace replacements may include furnace, thermostats, hot water tanks, fuel lines, fuel tanks and duct work.

**County:** Jefferson

# 2020 PHARE Award Project Summaries

**Proposal Name:** Jefferson County Housing Emergency Repair Program

**Organization:** Jefferson County

**Funding Reserved:** \$77,000 PHARE/Marcellus Shale

**Proposal Description:**

The program is designed to assist residents of Jefferson County make repairs to their homes to safeguard against imminent danger to human life, health or safety, and to protect the property from further structural damage. Activities that may be included in the program include but are not limited to: the repair and or replacement of roofs, furnace repair and or replacement, water heater replacement, plumbing repairs, electrical repairs and upgrades, and foundation repairs.

**County:** Juniata

**Proposal Name:** Juniata County Housing Stability Program

**Organization:** Mifflin County

**Funding Reserved:** \$23,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The Juniata County Housing Stability Program will provide a comprehensive solution to local housing needs by providing financial assistance combined with Housing Case Management and Financial Coaching. The program is designed to meet the unmet housing needs of homeless individuals/families or those who are at risk of becoming homeless by providing safe, affordable housing with long-term stability.

**County:** Lackawanna

**Proposal Name:** NeighborWorks NEPA: Aging in Place Program Expansion

**Organization:** NeighborWorks NEPA

**Funding Reserved:** \$300,000 PHARE/Realty Transfer Tax

**Proposal Description:**

NeighborWorks NEPA's Aging in Place Program will assist older homeowners in Lackawanna County with modifications, critical safety repairs, and other crucial services to help them to continue living in their homes independently and with dignity. Working with community partners, volunteers, Occupational Therapists, a Social Worker and a Construction Manager, the Aging in Place program provides a comprehensive approach to meeting the housing, health, and social needs of seniors in our community.

**County:** Lackawanna

# 2020 PHARE Award Project Summaries

**Proposal Name:** Scranton Lackawanna Resource Development Corp. SLRDC Affordable Housing Program

**Organization:** Scranton Lackawanna Resource Development Corporation

**Funding Reserved:** \$150,000 PHARE/Realty Transfer Tax

**Proposal Description:**

This project aims to develop modern, affordable housing in the City of Scranton for low-to moderate-income individuals to help them on the way to economic sustainability and improved family living condition.

**County:** Lackawanna

**Proposal Name:** Saint Joseph's Center Maternity and Family Services Program

**Organization:** Saint Joseph's Center

**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

**Proposal Description:**

PHARE funds will be used to support two residential Programs, Walsh Manor and Mother Infant which have great impact on the health and safety of pregnant women and mothers with infants who are experiencing homelessness. The systematic change addressed by these Programs is by providing women who are pregnant or new mothers with shelter, support, life skills, medical care, counseling and access to community resources, so they are better able to secure permanent housing, education, employment and childcare.

**County:** Lancaster

**Proposal Name:** Lancaster County Lead Safe Remediation Loan Program

**Organization:** Lancaster County Redevelopment Authority

**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Lancaster County Lead Safe Remediation Loan Program provides low-cost loans for property owners/landlords who must remediate lead from their rental properties to meet municipal code guidelines in order to ensure safe housing for their tenants. The ultimate goal of the program is to assure that tenants are provided with decent, safe and sanitary living environments at an affordable rent. (Total square footage of the projects is estimated at 1200 square feet per unit).

**County:** Lancaster

# 2020 PHARE Award Project Summaries

**Proposal Name:** Neighborhood Revitalization Through Blight Remediation

**Organization:** Lancaster County Land Bank Authority

**Funding Reserved:** \$125,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The Lancaster County Land Bank will use PHARE grant funds to purchase and rehabilitate blighted properties in the boroughs of Lancaster County to help deter blight and return vacant properties to productive use, thereby revitalizing neighborhoods and strengthening the County's tax base. (Square footage and project costs are estimates.).

**County:** Lancaster

**Proposal Name:** Opening Doors to Opportunity

**Organization:** BASE, Inc.

**Funding Reserved:** \$150,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

BASE, Inc.'s "Opening Doors to Opportunity" program, is a housing initiative for individuals and families experiencing homelessness, or at risk of becoming homeless. The "Opening Doors to Opportunity" program will assist the homeless population of Lancaster County by identifying needs and goals, while increasing self-sufficiency.

**County:** Lancaster

**Proposal Name:** Homeward Bound – Lancaster, PA

**Organization:** Tabor Community Services, Inc.

**Funding Reserved:** \$160,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The Homeward Bound project is a collaboration of Tabor Community Services, Lancaster Housing Opportunity Partnership, and Lancaster Equity Community Development Corporation--working together to expand and improve the supply and quality of affordable rentals and home ownership opportunities in the City of Lancaster, PA; help low-income residents with housing barriers find housing they can afford and sustain; and provide housing counseling toward lasting housing stability.

**County:** Lancaster

**Proposal Name:** Fordney House

# 2020 PHARE Award Project Summaries

**Organization:** Community Basics, Inc.

**Funding Reserved:** \$150,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Community Basics, Inc. is seeking PHARE funds to facilitate the rehabilitation of an 1870's mansion that provides permanent housing for 14 individuals who have experienced homelessness and suffer from chronic mental health issues. The building contains 14 Single Room Occupancy with private bath and common area living, dining, and kitchen. Supportive services are provided to all residents.

**County:** Lancaster

**Proposal Name:** Home 2020

**Organization:** Lancaster County Homeless Coalition (LancCo MyHome)

**Funding Reserved:** \$1,000,000 PHARE/Realty Transfer Tax

**Proposal Description:**

This proposal aims to help ensure that low-income people who are entering and making progress in their recovery have the means to remain stably housed. The goal is to prevent them from becoming homeless, enable them to sustain recovery housing or treatment, and to help them make the transition to longer term housing that will assist in getting a job, reunifying with family and becoming healthy. With housing assistance, they are less likely to pick up opioid use again and recidivate. Three uses for these housing specific funds will be homelessness prevention to enable people in recovery, emergency and temporary housing to remain stable; rapid rehousing for those exiting the treatment, recovery housing and justice system to prevent relapse and homelessness; and housing stabilization to enable those in recovery to enter an affordable housing situation that supports their recovery and employment goals.

**County:** Lancaster\*

**Proposal Name:** Park Place Apartments

**Organization:** Mission First

**Funding Reserved:** \$1,000,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Mission First Housing Development Corporation's (MFHDC) is seeking Low Income Housing Tax Credits and Tax-Exempt Bond financing to recapitalize Park Place Apartments, a 32-unit, affordable apartment building located at 155 East Park Street in Elizabethtown, Lancaster County, PA. The property contains all one-bedroom one-bathroom units, ranging from 500 to 600 square feet in size. The building is a former factory, which was converted to affordable housing around 1989, and is now out of its 15-year compliance period. Park Place is one of the few affordable housing resources in Elizabethtown, housing

# 2020 PHARE Award Project Summaries

some of the most vulnerable residents in the municipality. The unit mix for the property will be 20 units (60%) at 50% of the Area Median Income (AMI), and the remaining 12 units at 60% of AMI.

**County:** Lawrence

**Proposal Name:** Lawrence County Expansion

**Organization:** Housing Opportunities of Beaver County

**Funding Reserved:** \$35,000 PHARE/Marcellus Shale

**Proposal Description:**

PHARE funds will be used to expand services in Conciliation, Foreclosure Counseling, Loss Mitigation and First Time Homebuyer programs to the Residence of Lawrence County.

**County:** Lawrence

**Proposal Name:** Lawrence County Blight Removal Program

**Organization:** Lawrence County Department of Planning and Community Development

**Funding Reserved:** \$300,000 PHARE/Marcellus Shale

**Proposal Description:**

PHARE funds will be used to continue building a successful countywide blight removal program by working with stakeholders to identify targeted tipping-point neighborhoods, those in which public intervention has the potential to kick-start private investment and layer investments of different types to create multi-faceted revitalization projects. Utilizing PHARE dollars for demolition and rehabilitation to remove localized blight has created a comprehensive strategy to improve our County.

**County:** Lebanon

**Proposal Name:** Lancaster Lebanon Cumberland Street Build

**Organization:** Lancaster Lebanon Habitat for Humanity

**Funding Reserved:** \$75,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Lancaster Habitat for Humanity will revitalize a block in a historic city gateway and provide opportunities for first time homeowners to build better lives for their families. The Downtown Lebanon properties were significantly blighted by fire, posing a safety threat to the community. The three homes are being restored to their original footprint, adding significant charm to the neighborhood. One home will be accessible for a child with a physical disability and another is reserved for a family recovering from abuse.

**County:** Lebanon

## 2020 PHARE Award Project Summaries

**Proposal Name:** Housing Accessibility and Senior Home Repair Program  
**Organization:** Redevelopment Authority of the County of Lebanon  
**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

### **Proposal Description:**

The Housing Accessibility & Senior Home Repair Program provides up to \$10,000 of grant assistance to eligible seniors (age 60 and up) to make repairs to their homes and to persons with disabilities to make accessibility modifications to their housing. The two facets of the program target different but overlapping segments of the population and both serve to increase the availability of quality affordable housing. The Program is administered by the Redevelopment Authority of the County of Lebanon.

**County:** Lehigh  
**Proposal Name:** West Union Street Apartments – Allentown, Pennsylvania  
**Organization:** Volunteers of America of Pennsylvania  
**Funding Reserved:** \$400,000 PHARE/Realty Transfer Tax

### **Proposal Description:**

Strategically located in a designated Opportunity Zone, Volunteers of America of Pennsylvania's (VOAPA's) West Union Street apartments have provided affordable housing to low-income Allentown households for over 40 years. VOAPA requests PHARE Program funds to install a central fire alarm system and roof access ladder, replace the HVAC system and roof, and update each of the 12 apartment units' kitchens and bathrooms. These improvements will significantly improve the quality, safety, and longevity of the units for years to come.

**County:** Lehigh  
**Proposal Name:** HADC Rental Rehabilitation Program  
**Organization:** Housing Association & Development Corporation  
**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

### **Proposal Description:**

Housing Association & Development Corporation, is a nonprofit organization that eliminates blight and creates affordable housing in the poorest neighborhood in the Lehigh Valley. HADC rehabilitates vacant, blighted homes to sell to first-time homeowners and creates rental properties for low-to moderate-income persons and families. The rental rehabilitation program will allow HADC to rehabilitate rental properties that are over 100 years of age and have not been renovated for over 30 years.

# 2020 PHARE Award Project Summaries

**County:** Lehigh/Northampton  
**Proposal Name:** Lehigh Valley Regional Homeless & Housing Collaborative  
**Organization:** Lehigh Valley Regional Homeless Advisory Board  
**Funding Reserved:** \$250,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The Lehigh Valley Regional Homeless Advisory Board (LVRHAB) works to prevent and end homelessness and housing insecurity in the Lehigh Valley. The Lehigh Valley remains greatly underfunded and struggles to meet the needs of its multiple urban cores, townships and rural areas. PHARE funding will provide: rehab of eleven owner-occupied units for households below 80% AMI; homeless prevention for 110 households below 50% AMI; RRH for 60 households below 50% AMI; and homeownership counseling for 50 prospective first-time homebuyers below 80% AMI.

**County:** Luzerne  
**Proposal Name:** Eastside Apartments Security Upgrade, Energy Efficiency and Rehabilitation/Preservation Project  
**Organization:** Region Nine Housing Corporation  
**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Access to safe and well-maintained affordable housing can be transformative for low-to moderate-income families. Eastside Apartments Security Upgrade and Rehabilitation/Preservation Project, located in Nanticoke, will promote security and site preservation/rehabilitation. Upgrades include exterior property lighting, renovation of the Community Room to make it ADA compliant, and siding replacement with vapor wrapping on all four buildings to address project preservation.

**County:** Luzerne  
**Proposal Name:** Weatherization Assistance for Low-Income Multifamily Properties  
**Organization:** Commission on Economic Opportunity  
**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The Commission on Economic Opportunity (CEO) requests PHARE/RTT funds in an effort to support implementation of a new two-year program. The funds will be used to enable low-income families that live in multifamily properties to receive support in the Weatherization Assistance Program (WAP).

**County:** Lycoming

# 2020 PHARE Award Project Summaries

**Proposal Name:** Project 1: STEP, Inc. – Homes-in-Need  
**Organization:** Lycoming County Planning and Community Development  
**Funding Reserved:** \$250,000 PHARE/Marcellus Shale

## **Proposal Description:**

The STEP Homes In Need program provides much-needed home repairs to qualified households throughout Lycoming County. Eligible homeowners may receive repairs such as code compliance, accessibility improvements, and weatherization. Clients also receive STEP's wraparound services which help to address any potential underlying issues.

**County:** Lycoming  
**Proposal Name:** Project 2: STEP, Inc. – Supportive Housing Program  
**Organization:** Lycoming County Planning and Community Development  
**Funding Reserved:** \$245,000 PHARE/Marcellus Shale

## **Proposal Description:**

The Supportive Housing Program assists Lycoming County residents in danger of eviction or mortgage foreclosure and those needing to secure housing accommodations. The program provides financial assistance as well as housing-related services to help individuals and families succeed in finding and securing housing.

**County:** Lycoming  
**Proposal Name:** Project 3: Transitional Living Centers – Master Leasing Program  
**Organization:** Lycoming County Planning and Community Development  
**Funding Reserved:** \$245,000 PHARE/Marcellus Shale

## **Proposal Description:**

The Master Leasing Program is designed to help hard-to-place persons, such as those re-entering from prisons, persons with serious mental illnesses, and those at-risk for homelessness, gain housing stability. The lead agency leases units from local landlords to sublease out to the program clients. This program would include security deposit, rental payments, casework, and some utilities for up to 12 months.

**County:** Lycoming  
**Proposal Name:** Project 4: STEP, Inc. – Urgent Need Program  
**Organization:** Lycoming County Planning and Community Development

# 2020 PHARE Award Project Summaries

**Funding Reserved:** \$25,000 PHARE/Marcellus Shale

**Proposal Description:**

Lycoming County is partnering with STEP, Inc. to implement the Urgent Need Program. Urgent Need is defined as repairs needed to remedy any defect that puts the health, safety, or security of a homeowner and other household occupants at immediate or imminent risk. The repairs are considered urgent if the repairs must be resolved quickly to ensure that the health and safety risk does not increase.

**County:** Lycoming

**Proposal Name:** Project 5: American Rescue Workers – Rental Assistance Program

**Organization:** Lycoming County Planning and Community Development

**Funding Reserved:** \$100,000 PHARE/Marcellus Shale

**Proposal Description:**

The American Rescue Workers Rental Assistance Program will provide short-term rental assistance to families who are facing eviction in Lycoming County. Families in need will present the Social Services Center Director with an eviction notice to be considered. American Rescue Workers will pay the landlords directly so that no money is ever in the hands of service recipients.

**County:** Lycoming

**Proposal Name:** Project 6: Greater Lycoming Habitat for Humanity – Building Stability in BNIP

**Organization:** Lycoming County Planning and Community Development

**Funding Reserved:** \$55,000 PHARE/Marcellus Shale

**Proposal Description:**

A new single-family home will be constructed for one family qualified as below 50% of the county's MAI. Greater Lycoming Habitat for Humanity (GLHFH) will plan and build the home through the traditional process of a paid construction supervisor leading the process, primarily volunteer labor. Partner families will be involved in each step of the process, as appropriate.

**County:** Lycoming

**Proposal Name:** Project 7: YWCA Northcentral PA – Liberty House

**Organization:** Lycoming County Planning and Community Development

**Funding Reserved:** \$70,000 PHARE/Marcellus Shale

**Proposal Description:**

# 2020 PHARE Award Project Summaries

The YWCA Northcentral PA's Liberty House program is a permanent supportive housing program for women and children experiencing homelessness in Lycoming County. The proposed project funding from PHARE will allow clientele who do not fit into the recovery category, but are suffering from homelessness, the opportunity to access the lifesaving services Liberty House has been able to provide for 15 years.

**County:** McKean  
**Proposal Name:** McKean County Bridge Subsidy and Diversion Program  
**Organization:** McKean County  
**Funding Reserved:** \$70,000 PHARE/Marcellus Shale

**Proposal Description:**

The McKean County Bridge Subsidy and Diversion Fund Program will provide short term rental subsidy or one-time Diversion Funds to prevent homelessness for households below 50% median area income. Households will be assisted throughout all areas of the county. The target populations include persons with disabilities, transition age youth, persons in addiction recovery, veterans and the reentry population.

**County:** McKean  
**Proposal Name:** Housing and Employment Services (HES) – Emergency Homeless Shelter  
**Organization:** YWCA Bradford, Inc.  
**Funding Reserved:** \$75,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The YWCA Bradford Homeless Shelter is a low-barrier shelter following the Housing First model and serves women, men and children in our 22-bed facilities. The Program offers case management, financial literacy, nutritional literacy, life skills training, and Street Outreach services. The Shelter is consistently full to capacity with an ongoing wait-list. The YWCA Bradford assists participants at every point along the continuum, from diversion activities to sheltering the street homeless.

**County:** Mifflin  
**Proposal Name:** Housing Stability Program  
**Organization:** Mifflin County  
**Funding Reserved:** \$37,000 PHARE/Realty Transfer Tax

**Proposal Description:**

# 2020 PHARE Award Project Summaries

The Mifflin County Housing Stability Program (MC HSP) will provide a comprehensive solution to local housing needs by providing rental/mortgage assistance along with Case Management and Financial Coaching. The program is designed to meet the unmet housing needs of homeless individuals/families or those who are at risk of becoming homeless by providing safe, affordable housing with long-term stability.

**County:** Monroe  
**Proposal Name:** Monroe County Land Bank  
**Organization:** Redevelopment Authority of the County of Monroe  
**Funding Reserved:** \$125,000 PHARE/Realty Transfer Tax

**Proposal Description:**

PHARE funds will be used for the acquisition, demolition and soft second mortgages for two (2) -three (3) properties located in the Borough of Mount Pocono for purposes consistent with community needs and aligning with their vision of the future. One of the homes will be sold to a household with an income at or below 50% of the county AMI. The other property will be sold to a household with an income up to 200% of the AMI.

**County:** Monroe  
**Proposal Name:** Sun Valley Water Service Line Replacement on Private Properties  
**Organization:** Aqua Pennsylvania, Inc.  
**Funding Reserved:** \$50,000 PHARE/Realty Transfer Tax

**Proposal Description:**

PHARE funds have been, and will be used to subsidize water service line replacement within private property for the residents of Sun Valley. Aqua Pennsylvania Inc. has been tasked to take ownership and restore Sun Valley's failing private water system. PHARE funds are required for the construction of water service lines on private properties which cannot be funded by PENNNVEST.

**County:** Monroe/Pike  
**Proposal Name:** Project Fresh Start  
**Organization:** Family Promise of Monroe County  
**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

**Proposal Description:**

# 2020 PHARE Award Project Summaries

Family Promise of Monroe County will provide case managed housing assistance to at-risk households to help participants obtain and maintain permanent housing, stabilize in housing, and get connected to services and supports if needed.

**County:** Montgomery

**Proposal Name:** Pottstown Borough Land Bank Blight Prevention and Elimination Program

**Organization:** Pottstown Borough Land Bank

**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The Pottstown Borough Land Bank will acquire five properties for resale to developers for rehabilitation for owner-occupied housing. At least two of the five properties will be transferred to developers for rehab and resale to households with incomes between 80% and 120% of the county AMI. The Land Bank will also use PHARE funds to provide grants up to \$10,000 for single system critical repairs to eight households with less than 50% of the county AMI.

**County:** Montgomery

**Proposal Name:** Hatfield – Cowpath Road Homes

**Organization:** Habitat for Humanity of Montgomery and Delaware Counties

**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Habitat for Humanity of Montgomery and Delaware Counties (HFHMDC) will develop and build two sets of twins (4 units) to provide homeownership opportunities to four low to moderate income families in Montgomery County. Units will be 3-bedroom, 1.5 bath homes with off-street parking. These units will be marketed and sold at an affordable mortgage, well below the average rental rate for a similar size unit and will allow families not to pay more than 30% of their incomes towards their housing costs.

**County:** Montgomery

**Proposal Name:** Genesis Housing Corporation - Housing Counseling Program

**Organization:** Genesis Housing Corporation

**Funding Reserved:** \$50,000 PHARE/Realty Transfer Tax

**Proposal Description:**

PHARE funds will be used to increase our housing counseling staff to better serve our community. The funds will be used to add a staff person, provide pay raises for existing staff and support staff training.

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The new staff person will begin as an assistant to our HUD certified counselor with the intention of training and mentoring this person to become a second certified housing counselor.

**County:** Montgomery  
**Proposal Name:** Project 2 – Home Acquisition and Home Retention  
**Organization:** American Credit Counseling Institute Inc. (ACCI)  
**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

American Credit Counseling Institute Inc. is seeking PHARE funds to reduce and help to prevent homelessness in Montgomery County by providing homeowners with financial assistance to avoid foreclosure, and by helping renters to avoid eviction. As little as \$3,000 to \$5,000 can make the difference between keeping a home or becoming homeless.

**County:** Montgomery  
**Proposal Name:** Your Way Home Montgomery County  
**Organization:** Montgomery County Department of Housing & Community Development  
**Funding Reserved:** \$500,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Your Way Home Montgomery County is a public-private partnership launched in 2014 to end and prevent homelessness in Montgomery County, Pennsylvania. The organization's mission is to make the experience of homelessness rare, brief, and non-recurring. PHARE funds will support expansion of Rapid Re-Housing, three evidence-informed Homelessness Prevention models, and Equitable Community Engagement.

**County:** Montgomery  
**Proposal Name:** Domestic Violence Prevention 2020  
**Organization:** Laurel House  
**Funding Reserved:** \$250,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Laurel House is renovating an existing 8600-sq ft office building into shelter space for victims of domestic violence and their children. Counseling space and meeting rooms will also be provided for community clients. This project is seeking funding to install an elevator to make it accessible to all

# 2020 PHARE Award Project Summaries

victims, as well as install a new roof and fire/sprinkler system in the building to enhance safety for all residents. This will allow us to expand and enhance services to victims of domestic violence.

**County:** Northampton  
**Proposal Name:** Lazarus Housing - Easton  
**Organization:** The Lehigh Conference of Churches  
**Funding Reserved:** \$48,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

PHARE funding will be used to convert a single-family dwelling in disrepair in Easton's West Ward into three safe, secure, and desirable affordable shared housing units for adults at risk of homelessness. Rehabilitation will improve the habitability, energy efficiency, and security of the subject Lazarus House, built over 100 years ago and having been a low-income rental and sorely in need of update.

**County:** Northampton  
**Proposal Name:** Lead Hazard Reduction  
**Organization:** County of Northampton  
**Funding Reserved:** \$250,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Northampton County is seeking PHARE funds to maintain affordable owner-occupied housing units and reduce potential residential lead hazards in the Slate Belt Region. This will be accomplished by providing housing rehabilitation grants for homes containing lead hazards, lead testing services for the homeowner, and wrap-around services should incidents of elevated blood lead levels be detected.

**County:** Northampton  
**Proposal Name:** Dutchtown Commons  
**Organization:** Days Restart LLC  
**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Dutchtown Commons is a planned housing and retail development in the West Ward of the City of Easton in Northampton County. This project will transform seven adjacent, vacant or underutilized lots into a seven-story structure that has a supermarket, two parking lots, and a total of 39 one- and two- bedroom

## 2020 PHARE Award Project Summaries

apartments on the upper floors. By September 2019, the project obtained all of the required planning and zoning approvals from the City of Easton.

**County:** Perry

**Proposal Name:** Sewer Lateral Replacement Project

**Organization:** Loysville Village Municipal Authority

**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

**Proposal Description:**

PHARE funds will be used to repair or replace failing sanitary sewer connections (laterals) in Loysville Village and the immediate sewer service area. Loysville Village is located in Tyrone Township, Perry County. Loysville Village is a depressed low-to moderate-income (LMI) area with a collection of low-income housing, apartments, single family homes, and small businesses. As part of a greater effort to improve sanitary sewer collection and treatment, this project shall repair or replace failing sewer laterals and upgrade other service lines to sewer identified for replacement in 2020.

**County:** Philadelphia

**Proposal Name:** Senior Property Tax Project

**Organization:** Community Legal Services

**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

**Proposal Description:**

This project serves low-income senior homeowners in rapidly gentrifying Philadelphia neighborhoods facing the loss of their homes due to delinquent property taxes and tangled titles. This project works by supporting different types of interventions, including door-to-door street outreach teams, one-on-one housing counseling services, housing counselors present in tax court, and legal representation.

**County:** Philadelphia

**Proposal Name:** Ceiba Collective to Foster Sustainable Partnerships Committed to Address Housing Needs

**Organization:** Ceiba

**Funding Reserved:** \$75,000 PHARE/Realty Transfer Tax

**Proposal Description:**

# 2020 PHARE Award Project Summaries

Ceiba is seeking to foster sustainable partnerships committed to addressing housing needs over a significant period of time in the Latino Community of Philadelphia. The PHARE grant will be used to hire a Program Coordinator to help coordinate and manage the activities of the Latino Equitable Development Collective (LEDC), a Ceiba Collective Impact initiative in the Hispanic community of Eastern North Philadelphia.

**County:** Philadelphia  
**Proposal Name:** Housing Improvement Project  
**Organization:** Trades for a Difference  
**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Trades for a Difference will rehabilitate eight donated properties in zip codes 19139 & 19151. This project will provide stable, affordable housing for low-income first-time homebuyers. Benefits include economic stimulus, job creation, reduction of gentrification, violence and blight, and community wealth building. TFAD's Construction Leadership Development Program readies youth from under-resourced communities for employment in the building trades. They will acquire job skills on these projects.

**County:** Philadelphia  
**Proposal Name:** Comprehensive Community Living  
**Organization:** Liberty Resources  
**Funding Reserved:** \$75,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

PHARE funds will be used to design and run a program to administer Home Repair and expand Pest Eradication services, while collecting data and analyzing the effectiveness of the program. Many people with disabilities do not have access to these services, resulting in housing instability and negative health outcomes. Comprehensive Community Living is a proof-of-concept pilot that will show the value of providing these services in terms of Consumer wellbeing and in savings for Medicaid brokers from improved health outcomes. Results will encourage brokers to sustain and replicate this project.

**County:** Philadelphia  
**Proposal Name:** Chinatown Homeownership Initiative – Housing Counseling Expansion  
**Organization:** Philadelphia Chinatown Development Corporation  
**Funding Reserved:** \$50,000 PHARE/Realty Transfer Tax

# 2020 PHARE Award Project Summaries

## **Proposal Description:**

PHARE funding will continue to grow the reach and footprint of Philadelphia Chinatown Development Corporation's (PCDC's) HUD-certified, bilingual housing counseling program, to help low-income immigrant community members in Philadelphia secure the affordable housing they need. PCDC provides housing counseling and educational workshops to help low-income immigrants build their financial future.

**County:** Philadelphia

**Proposal Name:** Francis House

**Organization:** St. Ignatius Nursing & Rehab Center

**Funding Reserved:** \$200,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Francis House is a 9%, RTT and HTF 60-unit new construction project currently in construction in West Philadelphia. Its focus is to serve people who can no longer live in independent housing, but are not ready for skilled nursing. To lessen the isolation that typically accompanies their disability, the floor plans are comprised of 10 units each located around a common living area. This application seeks funding for the furnishings, exceeding \$1,000 per unit, for each common area.

**County:** Philadelphia

**Proposal Name:** Deliverance Community Development Corporation

**Organization:** Deliverance Community Development Corporation

**Funding Reserved:** \$75,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Deliverance CDC will provide the following housing counseling services to households in the 19132 zip-code: Pre-purchase Counseling, Credit Reporting and Budgeting, Mortgage Default Counseling, Reverse Mortgage Default Counseling, Real Estate Tax Recovery Counseling, Tenant Rights, and Tenant Eviction Counseling. These services will be provided by certified housing counselors. Deliverance anticipates that up to 7% of the clients will be homebound elderly and disabled.

**County:** Philadelphia

**Proposal Name:** Center in the Park - Housing Counseling Capacity Building Project

**Organization:** Center in the Park

**Funding Reserved:** \$35,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

# 2020 PHARE Award Project Summaries

Founded in 1968, Center in the Park (CIP), a nationally accredited senior center and HUD-certified Housing Counseling agency located in the Germantown community of Northwest Philadelphia, is requesting PHARE funding to strengthen our capacity to promote housing stability in Philadelphia, with an emphasis on Northwest Philadelphia. PHARE funds will be used to strengthen CIP's intake and billing compliance capacity, freeing our Housing Counselors to spend more time providing direct counseling.

**County:** Philadelphia

**Proposal Name:** Supporting Sojourner House, a Transitioning Facility for Philadelphia's Survivors of Domestic Violence

**Organization:** Women Against Abuse, Inc.

**Funding Reserved:** \$125,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Women Against Abuse (WAA)'s "Supporting Sojourner House, a Transitioning Facility for Philadelphia's Survivors of Domestic Violence" project will support vital repairs and capital improvements to Sojourner House, the regions first transitional housing program for domestic abuse survivors and their children.

**County:** Philadelphia

**Proposal Name:** Intercultural Housing Counseling Impact Optimization

**Organization:** Intercultural Family Services, Inc.

**Funding Reserved:** \$35,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Intercultural Family Services, Inc. is requesting PHARE funds to support the Housing Counseling Impact Optimization Initiative to address gaps in outreach and services to community households. A dedicated full time Outreach coordinator will improve partnerships and processes with all referral channels, qualify all leads, and work diligently towards conversion of qualified leads to housing services and support. Funds are also being requested for competitive salary adjustments for existing direct staff and additional dedicated counselors for our South Philadelphia office (to help leverage direct services to our Asian and Hispanic leads). It is necessary to increase capability and skills to support a long-term sustainable approach to Housing Counseling Program and Services.

**County:** Philadelphia

**Proposal Name:** Philadelphia Council for Community Advancement Housing Counseling Fund

**Organization:** Philadelphia Council for Community Advancement

**Funding Reserved:** \$25,000 PHARE/Realty Transfer Tax

# 2020 PHARE Award Project Summaries

## **Proposal Description:**

Philadelphia Council for Community Advancement (PCCA) is applying for PHARE funding to support its housing counseling operations in the five county Philadelphia area. Funds will be used to support salary costs for two current staff providing counseling and intake.

**County:** Philadelphia  
**Proposal Name:** Pre-Purchase Counseling and Foreclosure Intervention  
**Organization:** Liberty Resources  
**Funding Reserved:** \$65,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Liberty Resources currently serves the elderly and disabled throughout the city of Philadelphia that are facing foreclosure. PHARE funds are being sought to continue to do this work, including the ability to also assist the disabled population to start seeking homeownership.

**County:** Philadelphia  
**Proposal Name:** Southwest Philadelphia Affordable Homeownership Project  
**Organization:** Southwest Community Development Corporation  
**Funding Reserved:** \$40,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Southwest Community Development Corporation (SWCDC) will use PHARE funds to rehabilitate three long-vacant houses in Southwest Philadelphia for affordable first-time homeownership. This project, which is a partnership between SWCDC, the Philadelphia Housing Authority (which is providing the three houses at nominal cost) and Wayne Presbyterian Church (which is providing a \$50,000.00 grant), is significant because there are currently no efforts underway to promote affordable homeownership in Southwest Philadelphia.

**County:** Philadelphia  
**Proposal Name:** Bethesda Project - Facility Upgrades  
**Organization:** Bethesda Project  
**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

PHARE funding will provide two critically needed facilities with repairs and improvements. New windows will be put in at Bethesda Bainbridge (700 S. 15th Street), a residence to 30 formerly homeless adults, and a new HVAC system will be installed at Bethesda Sanctuary (816 S. 20th Street), a residence

# 2020 PHARE Award Project Summaries

to 16 formally homeless adults. Completing these necessary improvements will help us to fulfill our mission to be family with the men and women who call these sites home.

**County:** Philadelphia  
**Proposal Name:** Homeownership: Northeast Philadelphia  
**Organization:** Affordable Housing Centers of Pennsylvania  
**Funding Reserved:** \$50,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Since 2000, Northeast Philadelphia has experienced population growth. During this period, homeownership in the area has declined drastically. Immigrants from various ethnicities identify homeownership as a vehicle to build generational wealth but they encounter barriers to purchasing. Affordable Housing Centers of Pennsylvania's (AHCOPA's) PHARE proposal focuses on having Spanish and Chinese-speaking immigrants access homebuyer preparation services to continue our successful expansion in this area of the city.

**County:** Philadelphia  
**Proposal Name:** CATCH Patriot House  
**Organization:** Citizens Acting Together Can Help, Inc. (CATCH)  
**Funding Reserved:** \$75,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

This project is the rehabilitation of 15 CATCH Patriot housing units in need of updates and capital improvements. Patriot House provides a sober and supportive permanent housing environment assisting with finding and securing employment. Two new positions (case manager and a veteran peer specialist) will be created with the funds in order to better serve the residents who are chronically homeless veterans with a mental health disability.

**County:** Philadelphia  
**Proposal Name:** Edison 64 Veterans Community  
**Organization:** 700 Somerset Partners LP  
**Funding Reserved:** \$350,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The Edison 64 Veterans Community involves the adaptive re-use of an existing public-school building into 66 units of affordable housing and service space for low-income households, many with special needs and with a preference for veterans. The Sponsor is 700 Somerset Partners LP whose general partner

## 2020 PHARE Award Project Summaries

is an innovative partnership between a seasoned developer, a local non-profit with a long history of serving veterans and a minority owned developer uniquely experienced in emerging markets.

**County:** Philadelphia  
**Proposal Name:** Homelessness Diversion through Transitional Housing  
**Organization:** Sunday Breakfast Rescue Mission  
**Funding Reserved:** \$40,000 PHARE/Realty Transfer Tax

### **Proposal Description:**

Sunday Breakfast Rescue Mission (SBRM) has been caring for those experiencing hunger, homelessness, and hurting since 1878. It has grown to be Philadelphia's largest Men's emergency shelter, and the only provider of three meals a day to anyone in need, seven days a week. PHARE Funds will be used to complete capital improvements to SBRM's aging infrastructure to provide 59 transitional housing units that serve as a pathway out of homelessness for men in Philadelphia County.

**County:** Philadelphia  
**Proposal Name:** Case Management Northeast Philadelphia Family Assistance  
**Organization:** United Communities Southeast Philadelphia  
**Funding Reserved:** \$40,000 PHARE/Realty Transfer Tax

### **Proposal Description:**

United Communities housing counselors will enhance their remote counseling capabilities to offer sessions and emergency assistance for utilities, rent, and mortgage to Northeast Philadelphia families involved in case management services. This program will fill a void for this section of the city, by conveniently providing access to a wealth of basic needs services to families with children via phone and video conferences facilitated by their DHS funded FES case manager at scheduled home visits.

**County:** Philadelphia  
**Proposal Name:** Home 2020  
**Organization:** City of Philadelphia Office of Homeless Services  
**Funding Reserved:** \$1,000,000 PHARE/Realty Transfer Tax

### **Proposal Description:**

Home 2020 will provide financial assistance to up to 100 households in shelter and other temporary programs, including treatment and recovery, as well as those re-entering the community from jail. People recruited for the program will be employed, underemployed, or actively seeking employment. Up to 9

# 2020 PHARE Award Project Summaries

months of Rapid Rehousing rental assistance along with employment coaching will help increase incomes and end homelessness permanently.

**County:** Philadelphia  
**Proposal Name:** The Preservation Network (LISC)  
**Organization:** LISC  
**Funding Reserved:** \$250,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The Preservation Network is a collaborative work model committed to preserving and protecting publicly assisted affordable rental properties in Philadelphia. The Preservation Network partners with more than twenty public, private, and non-profit organizations and agencies. This proposal requests PHARE/RTT funding to support preservation activities for up to twelve publicly assisted properties (604 units) in four neighborhoods in Philadelphia, PA.

**County:** Philadelphia  
**Proposal Name:** Respite Housing Program  
**Organization:** Philadelphia Association of Community Development Corporations  
**Funding Reserved:** \$50,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Philadelphia Association of Community Development Corporations will use PHARE funds to create a system of communication between care providers, shelter operators, and respite facilities to ensure that homeless Medicaid-eligible patients have access to medical respite if necessary; and pay for homeless patients that lack adequate insurance coverage to stay in a respite facility to demonstrate it as an effective approach to preventing further illness and injury worthy of sustained funding from medical providers, government, and private philanthropic sources.

**County:** Philadelphia  
**Proposal Name:** 4615 – 21 N. 5<sup>th</sup> Street  
**Organization:** Nueva Esperanza Housing and Economic Development  
**Funding Reserved:** \$400,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

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Nueva Esperanza Housing and Economic Development (EHED) requests PHARE funding for the development of a mixed-use property located at 4615-21 N. 5th Street in Philadelphia, PA. The development of this property will create 8 new units of desperately-needed affordable rental housing in the Hunting Park neighborhood of North Philadelphia, and will provide 4,000 sq. ft. of prime commercial space.

**County:** Philadelphia\*

**Proposal Name:** Carl Mackley Houses

**Organization:** Winn Development Co.

**Funding Reserved:** \$1,000,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The Carl Mackley Houses built in 1934 consist of four historic three-story International style apartment buildings in northeast Philadelphia, PA. Today, this property is listed on both the National and Philadelphia Register of Historic Places. WinnDevelopment is proposing to preserve and rehabilitate the four historically significant buildings, which consist of 184 units of affordable housing for low income residents, of which more than 27% have 3 and 4 bedrooms i.e. they are large, family-sized units.

**County:** Philadelphia\*

**Proposal Name:** Strawberry Mansion Village

**Organization:** Pennrose Properties

**Funding Reserved:** \$1,500,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Strawberry Mansion Village is a new construction, family development consisting of 69 affordable housing units for seniors, individuals, and families, containing a mix of one-, two-, and three bedrooms. The units will be distributed throughout a combination of a 3-story multifamily building, townhomes, and flats – across 10 publicly owned sites. 100% of the units will be affordable, set at or below 60% of the Area Median Income (AMI). 10% of the units (7) will be restricted to 20% AMI or below – and set aside for formerly homeless, 41% of the units (28) will be restricted to 50% AMI or below, and the remaining 49% of the units (34) will be restricted to 60% AMI or below.

**County:** Philadelphia\*

**Proposal Name:** Village Square on Haverford - Phase II

**Organization:** Lomax Company

**Funding Reserved:** \$1,000,000 PHARE/Realty Transfer Tax

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## **Proposal Description:**

Development of Village Square on Haverford Phase II will add an innovative and robust affordable housing element to complement the mixed-use workforce housing and market-rate components of Phase I, comprising 32 affordable rental and 18 affordable homeownership housing units. 50% to 70% of the PHARE Funds will be used towards developing 15 of 32 tax credit rental units that are for households between 20% and 50% AMI. The remaining 30% to 50% of the PHARE Funds will be used towards constructing the 16 home ownership units that are for households between 80% and 100% AMI.

**County:** Philadelphia\*

**Proposal Name:** Parkside Neighborhood Preservation

**Organization:** Mission First

**Funding Reserved:** \$1,000,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Mission First Housing Development Corporation's (MFHDC) is seeking Tax Exempt Bond financing for Parkside Neighborhood Preservation (Parkside), a 4% acquisition/rehabilitation development, in the East Parkside neighborhood of West Philadelphia. This development includes the historic preservation of 82 affordable housing units in 16 buildings, which were built circa 1895 and last renovated in 2001-2003. The property includes one efficiency (486 SF), 66 one-bedrooms (avg. 569 SF), 13 two-bedrooms (738 SF), and two three-BR units (923 SF) in 16 existing multifamily walk-up buildings, all of which will be renovated as part of this project. The unit mix for the property includes 50 units (60%) at 50% of the Area Median Income (AMI). The current residents earn well below these income thresholds; 77 of the 82 households at the property are at below 50% of AMI, and 50 households have incomes below 20% AMI.

**County:** Philadelphia\*

**Proposal Name:** School of Nursing

**Organization:** Project HOME

**Funding Reserved:** \$1,500,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The redevelopment of the property will include rehabilitation of the existing School of Nursing building and the demolition of a 3,981± SF one story structure on the basement level to allow for open space and an additional six parking spaces. The residential portion of the completed property will contain 41,342± SF for affordable housing and support services on the 22,860± SF site. The total number of apartments contained within the LIHTC development will be 50 efficiency units. Each unit will have a kitchen, bathroom, living area, sleeping area and closet. Six units (12%) will be accessible to individuals with mobility impairments; two units (4%) will be accessible to individuals with sensory impairments. All units will be visitable. The 50 units at the School of Nursing will serve adult men and women who are

# 2020 PHARE Award Project Summaries

homeless, are at risk of homelessness or have experienced homelessness, some of whom may be living with disabilities and who are seeking recovery focused housing.

**County:** Philadelphia\*

**Proposal Name:** Rafael Porrata-Doria Place

**Organization:** HACE

**Funding Reserved:** \$1,000,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

HACE proposes to build a new construction, mixed-used building offering 30 efficiency affordable units approximately 3,688 square feet of commercial space to be located at 2739-47 N. 5<sup>th</sup> Street in North Philadelphia. Named in honor of one of HACE's founders, Rafael Porrata- Doria, Esq., Professor of Law at Temple University, the proposed four- story, 21,381 sf new construction, mixed- use commercial/residential building will offer approximately 3,364 square feet of commercial space on the ground floor and thirty (30) efficiency apartments on the second through fourth floor. Each apartment will offer 480 square feet living space. Three units will be fully accessible, 2 units will be accessible to persons with sensory impairments, and six units will be available to homeless individuals referred by the Philadelphia Supportive Housing Clearinghouse.

**County:** Philadelphia\*

**Proposal Name:** Donnally/Brown Townhouse Preservation

**Organization:** WCRP

**Funding Reserved:** \$1,000,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Donnally/Brown Townhomes Preservation Development is a refinance, 4% Low Income Housing Tax Credit (LIHTC) re-syndication, and rehabilitation of a 12-unit LIHTC property originally built by WCRP. The Project consists of 4 two-bedroom units, 6 three-bedroom units, and 2 four-bedroom units. The Project is a general occupancy development in 1 building in single family townhome and stacked duplex configurations. Two units are accessible for persons with physical disabilities and one unit is accessible for persons with visual and auditory disabilities. The subject property will target 1 unit at or below 20% of AMI, 1 unit at 30% AMI, 6 additional units at 50% AMI, and 4 units at 60% of AMI. The gross square footage of the development equals 15,920 sq ft., including net square footages at 2-bedroom units at 1000 sq ft, 3-bedroom units at 1280 sq ft., and 4-bedroom units at 1558 sq ft.

**County:** Philadelphia\*

**Proposal Name:** Harrison Senior Towers

# 2020 PHARE Award Project Summaries

**Organization:** PHA

**Funding Reserved:** \$1,000,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The Philadelphia Housing Authority (PHA) intends to substantially renovate an existing 100,000 + sq ft public housing tower, Harrison Plaza Tower, into one hundred and sixteen (116) units of affordable senior preference housing (the “The Tower”). The rehabbed 14 story Tower will include one hundred and four (104) one-bedroom units and twelve (12) two-bedroom units. The units will range in size from approximately 590 sq ft to 1,000 sq ft. There will be a central laundry room, an onsite community room with a kitchenette and outdoor space and, an onsite property management office. The Tower will also include space for an exam room for onsite medical services and dedicated office space for a social service coordinator. All 116 units will be leased seniors earning 60% of the area median income (AMI) or less and 12% of the units will be reserved for seniors earning 20% AMI or less.

**County:** Philadelphia\*

**Proposal Name:** Harlan/Sharswood Redevelopment

**Organization:** Michaels Development

**Funding Reserved:** \$1,000,000 PHARE/Realty Transfer Tax

**Proposal Description:**

The Harlan/Sharswood Redevelopment is a unique development opportunity combining the acquisition and rehabilitation of 71 affordable housing units of Sharswood Phase I with the creation of 43 new low-income housing units in the vacant properties surrounding the Sharswood I Development. The project will include units reserved for families, with households earning between 20% of AMI and 80% of AMI, utilizing the income averaging set aside. The new construction and substantial rehabilitation portion of this development will include the forty-three (43) units, general occupancy, affordable housing development. The total development will be about 48,000 square feet and include fifty-one (51) two-bedroom units and sixty-three (63) three-bedroom dwellings as well as approximately 2,500 square feet of new community space to include computer laboratory, fitness center, and maintenance space. The two-bedroom units will be approximately 893 square feet and the three bedrooms will be 1,149 square feet in size. The design will be a mixture of 2-story town homes and 2-story stacked flat apartments with the complete gut rehabilitation of 3 vacant town homes.

**County:** Pike

**Proposal Name:** Emergency Safe Housing Assistance Program (ESHAP) & Senior Bridge Rental Assistance Housing Program

**Organization:** Pike County

**Funding Reserved:** \$150,000 PHARE/Realty Transfer Tax

# 2020 PHARE Award Project Summaries

## **Proposal Description:**

Pike County is applying for PHARE funding to provide services to low-income households in Pike County to prevent homelessness and to attain and maintain housing stability. This will be matched by the same amount of money that is awarded from the Pike County ACT 137 fund.

**County:** Potter  
**Proposal Name:** Potter County Homeless Prevention Program  
**Organization:** Commissioners of Potter County  
**Funding Reserved:** \$75,000 PHARE/Marcellus Shale

## **Proposal Description:**

The Homeless Prevention Program will use PHARE funds to provide short-and-medium-term rental assistance, security and utility deposits, utility payments, case management, data collection and evaluation, and administration of the program.

**County:** Schuylkill  
**Proposal Name:** Schuylkill Home Repair Expansion Project  
**Organization:** Schuylkill Community Action  
**Funding Reserved:** \$80,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Schuylkill Community Action (SCA) is seeking PHARE funds to support the Schuylkill Home Repair Expansion Project (SHREP). Through SHREP, SCA is looking to provide 20 low-income Schuylkill County homeowners with funding to repair and replace major home systems in order to preserve their homes. Major home systems targeted for rehabilitation will include roof and drainage, electrical, heating and air, plumbing, and fire/smoke protection systems.

**County:** Schuylkill  
**Proposal Name:** Schuylkill County Land Bank Acquisition for Rehab  
**Organization:** Schuylkill County Land Bank  
**Funding Reserved:** \$60,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

This project will involve the acquisition and rehabilitation of two blighted properties by the Schuylkill County Land Bank for sale to income eligible purchasers. Major systems will be updated or replaced, structural issues will be addressed and all code violations will be resolved. One of the properties will be

# 2020 PHARE Award Project Summaries

made available to a household under 50% of the County AMI; the other property will be made available to a household up to 100% of the County AMI.

**County:** Schuylkill  
**Proposal Name:** Ashland Borough Owner-Occupied Rehab  
**Organization:** Borough of Ashland  
**Funding Reserved:** \$80,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The project will result in the rehabilitation of nine owner-occupied properties in Ashland Borough in an eight-block target where a number of related investments have been focused. Forgiveness grants up to \$20,000 will be provided to income eligible households for upgrades of major systems as well as accessibility improvements for seniors and households with mobility impairments.

**County:** Schuylkill  
**Proposal Name:** Servants to All Homeless Prevention and Diversion Program  
**Organization:** Servants to All  
**Funding Reserved:** \$32,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Servants to All's Homeless Prevention and Diversion Program provides assistance to targeted vulnerable populations such as veterans, persons with disabilities, the re-entry population, and families and youth in the form of hotel vouchers, rooming house fees, security deposits, and rental and utility assistance. PHARE funds will expand the program and enable Servants to All to reach 165 households facing imminent homelessness in Schuylkill County.

**County:** Snyder/Union  
**Proposal Name:** Comprehensive Housing Program  
**Organization:** Union-Snyder Community Action Agency  
**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

The program will provide rental assistance, housing stability case management, and support services for homeless and nearly homeless households. Rental assistance of up to 12 months provides a link to permanent housing solutions. The program helps vulnerable households address housing needs through homeless prevention, diversion, rapid rehousing, case management, and collaboration with partners. The goal is that no one will be homeless or unstably housed in Union and Snyder counties.

# 2020 PHARE Award Project Summaries

**County:** Somerset

**Proposal Name:** Community Housing Development Program

**Organization:** Somerset County Commissioners

**Funding Reserved:** \$250,000 PHARE/Marcellus Shale

**Proposal Description:**

Community Housing Development Program will utilize Marcellus Shale funds for the acquisition of an onsite building, which will enable community members to preserve affordable housing & streamline community resources in an onsite-property model. Funds will also be used to divert households, who are experiencing homelessness from emergency shelter (when safe & appropriate), by providing individualized support before households have to enter the shelter or homeless system.

**County:** Sullivan

**Proposal Name:** Sullivan County Rental Assistance Program

**Organization:** Sullivan County Human Services and Housing Authority

**Funding Reserved:** \$80,000 PHARE/Marcellus Shale

**Proposal Description:**

PHARE funds will be used to provide short-term rental assistance, for up to three consecutive months, with a limit of \$1,800 per household, for households earning up to 65% of the county's MAI. Rental units are subject to inspection based on HUD Housing Quality Standards. Assistance will be available on a one-time-per-household, per-calendar-year-award-phase basis. Households already receiving subsidized rental assistance (Section 8, USDA, etc) are not eligible.

**County:** Susquehanna

**Proposal Name:** Susquehanna County Neighborhood Stabilization

**Organization:** Susquehanna County

**Funding Reserved:** \$500,000 PHARE/Marcellus Shale

**Proposal Description:**

Susquehanna County Housing/Redevelopment Authority will use PHARE funds to continue their Neighborhood Stabilization Program by acquiring and renovating vacant and blighted homes for resale or rent to lower income families to provide affordable housing units.

**County:** Susquehanna

**Proposal Name:** Hallstead Affordable Housing

# 2020 PHARE Award Project Summaries

**Organization:** Susquehanna County

**Funding Reserved:** \$995,000 PHARE/Marcellus Shale

**Proposal Description:**

The funds will be used to construct Phase 2 of the Hallstead Affordable Housing project on the site of the former blighted Hallstead school. Phase 2 will include the site work and construction of two additional buildings of duplex style housing for a total of four rental units for those over age 55.

**County:** Susquehanna

**Proposal Name:** Susquehanna County Rental and Utility Assistance Program

**Organization:** Trehab

**Funding Reserved:** \$125,000 PHARE/Marcellus Shale

**Proposal Description:**

PHARE funds will be used to provide rental and utility assistance to low-income residents of Susquehanna County, to promote stable housing and forestall eviction or utility termination.

**County:** Tioga

**Proposal Name:** David's by the Lake

**Organization:** United Christian Ministries, Inc.

**Funding Reserved:** \$84,800 PHARE/Marcellus Shale

**Proposal Description:**

United Christian Ministries, Inc. is requesting funding for building operations, supportive services and administrative expenses for David's by the Lake, serving homeless adults with disabling conditions.

**County:** Tioga

**Proposal Name:** Kenner Court

**Organization:** United Christian Ministries, Inc.

**Funding Reserved:** \$97,900 PHARE/Marcellus Shale

**Proposal Description:**

United Christian Ministries, Inc. is requesting funding for building operations, supportive services and administrative expenses for Kenner Court Permanent Housing, serving homeless adults with disabling conditions.

**County:** Tioga

# 2020 PHARE Award Project Summaries

**Proposal Name:** Garnet House  
**Organization:** United Christian Ministries, Inc.  
**Funding Reserved:** \$76,200 PHARE/Marcellus Shale

**Proposal Description:**

United Christian Ministries, Inc. is requesting funding for building operations, supportive services and administrative expenses for Garnet House Permanent Supportive Housing, serving homeless adults with disabling conditions.

**County:** Tioga  
**Proposal Name:** Tioga County Homeless Initiative  
**Organization:** Tioga County Homeless Initiative  
**Funding Reserved:** \$300,000 PHARE/Marcellus Shale

**Proposal Description:**

Tioga County Homeless Shelter is currently serving the homeless in an old two-story deteriorating farm house. PHARE funds will be used to build a new 20-bed facility with handicap accessibility throughout. Funding will also be used for a case worker to assist households with employment and housing counseling. The new case worker will be able to teach the PREP classes within the county.

**County:** Tioga  
**Proposal Name:** Tioga County Housing Assistance  
**Organization:** Tioga County Department of Human Services  
**Funding Reserved:** \$125,000 PHARE/Marcellus Shale

**Proposal Description:**

Tioga County Housing Assistance will assist families within the identified MAI with financial assistance. Funding will be used to assist with rental and or utility assistance, transportation (bus/taxi), motel vouchers, moving assistance, extermination, storage costs, gas cards, background clearances, credit checks, and start-up supplies depending on the individual/family need. The majority of families served in the past were at risk of eviction due to rental arrears and loss of utility services.

**County:** Venango  
**Proposal Name:** Venango County Housing Rehab and Blight Removal Program  
**Organization:** County of Venango  
**Funding Reserved:** \$125,000 PHARE/Marcellus Shale

# 2020 PHARE Award Project Summaries

## **Proposal Description:**

Over the past several decades, Venango County's housing market has been destabilized by fluctuations in the industrial job sector, most recently by the exodus of major employers in the mineral extraction and production sub-sectors. To arrest the blighting conditions resultant from an out-of-sync housing market and continued population loss, the County hopes to use PHARE funds to assist low-income households to re-invest in their homes.

**County:** Washington

**Proposal Name:** California Manor at California, PA Interior Environmental Rehabilitations

**Organization:** Redevelopment Authority of the County of Washington

**Funding Reserved:** \$200,000 PHARE/Marcellus Shale

## **Proposal Description:**

The Washington County Housing Authority's public housing location at California Manor in California, PA consists of 29 occupied units spread across four stories consisting of 22 single bedroom apartments and seven double bedroom apartments housing low income elderly and disabled residents. The 1-bedroom apartments utilize three PTAC (Packaged Terminal Air Conditioning) units and the two-bedroom apartments utilize four PTAC units (98 total) for both heating and air conditioning. It is the intent of the Washington County Housing Authority (WCHA) to utilize the funds from this PHARE grant to replace all 98 PTAC units in the near future by leveraging WCHA funds with PHARE grant funds.

**County:** Washington

**Proposal Name:** Blueprints' Reentry Housing & Self-Sufficiency Program

**Organization:** Blueprints

**Funding Reserved:** \$100,000 PHARE/Marcellus Shale

## **Proposal Description:**

Blueprints is requesting PHARE funding to enhance and continue a Reentry Housing & Self-Sufficiency Program for inmates at the Washington County Correctional Facility. Through the project, Blueprints will provide short-term rental/utility payment assistance to reentrants and help them achieve self-sufficiency related goals upon release in order to maintain their housing.

**County:** Washington

**Proposal Name:** Washington County Land Bank Homebuyer Assistance Program

**Organization:** Washington County Land Bank

**Funding Reserved:** \$225,000 PHARE/Marcellus Shale

# 2020 PHARE Award Project Summaries

## **Proposal Description:**

The objectives and purpose of the Land Bank Homebuyer Assistance Program is to assist homebuyers in attaining their goal of home ownership by providing financial assistance for the purchase of housing units. The program provides down payment and closing cost assistance for low-and moderate-income households to purchase affordable houses owned by the Washington County Land Bank.

**County:** Washington

**Proposal Name:** South Strabane Community Housing Project

**Organization:** Washington County Redevelopment Authority

**Funding Reserved:** \$450,000 PHARE/Marcellus Shale

## **Proposal Description:**

This project will involve infrastructure improvements to a parcel of land for the development of affordable rental housing units. The South Strabane Patio Homes project will fill an increasing and unmet rental need in the County. The project consists of the construction of up to 40 affordable rental units for the elderly population (55+) up to 80% AMI, with 30% being reserved for those at 50% AMI or below.

**County:** Washington

**Proposal Name:** Washington County Habitat for Humanity Project

**Organization:** Washington County Habitat for Humanity

**Funding Reserved:** \$125,000 PHARE/Marcellus Shale

## **Proposal Description:**

The Washington County Habitat for Humanity (WCHfH) will partner with three economically disadvantaged families to build each a new home of their own. Each partner family must meet Habitat's standard of credit worthiness and invest 350-500 hours of "sweat equity" into the construction of not only their own home but the homes of other partner families as well. In addition, each family will repay a mortgage that is around 60% of the appraised value of the home and carries a 0% interest rate.

**County:** Washington

**Proposal Name:** Washington County's Home Purchase Fund

**Organization:** Blueprints

**Funding Reserved:** \$50,000 PHARE/Marcellus Shale

# 2020 PHARE Award Project Summaries

## **Proposal Description:**

Blueprints is requesting PHARE funding to support a Down Payment/Closing Cost Fund for its Home Ownership Center in Washington County. The project will continue to increase the number of lower and moderate-income families able to purchase quality affordable homes in the community of their choice in the County.

**County:** Washington\*

**Proposal Name:** Heritage Donora Tower

**Organization:** Heritage Housing, Inc.

**Funding Reserved:** \$515,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Donora Towers is a Section 8 high-rise constructed in 1979 for the elderly and comprising approximately 88,000 square feet located in the center of Donora, PA. Donora Towers provides 103 units of affordable, elderly housing close to public transit and town amenities. Donora Towers contains 100 1-bedroom units of approximately 577 square feet, of which 99 are assisted with project-based Section 8. There are also 4 2-bedroom units of approximately 760 square feet and they are all assisted with project-based Section 8. There are several tenant amenity areas, including a kitchen and dining area, community room, and library.

**County:** Washington

**Proposal Name:** Canonsburg Senior Lofts

**Organization:** MVAH Partners LLC

**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Canonsburg Lofts will target the senior (62+) population in Canonsburg Borough. This mixed income Senior community will provide Canonsburg seniors with a high-quality affordable housing option in a well-located neighborhood at the corner of First Street and Giffin Avenue. The proposed development will be a rehabilitation of the First Street Elementary School building, which will serve as an adaptive reuse development opportunity.

**County:** Westmoreland

**Proposal Name:** The SMART Housing Program Expansion

**Organization:** Westmoreland Community Action

**Funding Reserved:** \$100,000 PHARE/Marcellus Shale

# 2020 PHARE Award Project Summaries

## **Proposal Description:**

The main goal of the SMART Housing Program is to prevent homelessness and provide rapid-rehousing and rental assistance to up to nine transition-age youth (ages 18-24) who are being prepped for independence through the Westmoreland County Children's Bureau. The youth will also receive supportive services from the Case Manager along with WCCB's IL Social Workers including initial referral to the program, assessing educational needs, job skills, financial stability, and transportation needs.

**County:** Wyoming

**Proposal Name:** Wyoming County Home Buyer Assistance Program

**Organization:** Trehab

**Funding Reserved:** \$126,000 PHARE/Marcellus Shale

## **Proposal Description:**

Trehab, submitting on behalf of Wyoming County, is requesting PHARE funds for the purpose of mitigating the effect of the Marcellus Shale housing shortage on low-to moderate-income residents. Funds will be used to provide up to \$10,000 in down payment and closing cost assistance grants to eligible home buyers. The actual amount of the grant will be based on need, and will be determined by the Closing Disclosure form.

**County:** York

**Proposal Name:** Foreclosure Intervention for Seniors 62+

**Organization:** Community Progress Council

**Funding Reserved:** \$31,710 PHARE/Realty Transfer Tax

## **Proposal Description:**

This PHARE grant program is a continuation of a previous PHARE award to assist senior homeowners who are facing foreclosure due to delinquent taxes. Seniors facing foreclosure because of delinquent taxes are assisted financially and with certified HUD counseling to resolve the delinquency and develop a sustainable budget that will support property taxes in the future. An identified action plan with regular counseling appointments will assure that a sustainable budget and tax compliance is achieved.

**County:** York

**Proposal Name:** York City Community of Hope Rental Assistance Program

**Organization:** CIS of PA York City Community of Hope

# 2020 PHARE Award Project Summaries

**Funding Reserved:** \$75,000 PHARE/Realty Transfer Tax

**Proposal Description:**

York City Community of Hope Rental Assistance program requests PHARE funds to provide financial support in an effort to stabilize families in order to improve well-being outcomes for children, families and individuals in the Hannah Penn neighborhood.

**County:** York

**Proposal Name:** YWCA York Emergency Shelter for Victims of Domestic Violence Enhancements

**Organization:** The Young Women's Christian Association of York, PA

**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

**Proposal Description:**

YWCA of York is the only provider of free, comprehensive services for victims of domestic violence, sexual assault and human trafficking in all of York County. This grant will fund renovations to our 24-hour emergency shelter, including updates to the first-floor bathroom to increase privacy and accessibility, as well as major renovations to the shelter's kitchen and dining area to allow for a space that promotes healing as a family.

**County:** York

**Proposal Name:** Next Door Homeless Rental Assistance and Homeless Prevention

**Organization:** Bell Socialization Services

**Funding Reserved:** \$100,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Next Door Program is the hub of York County's Coordinated Assessment process. The program acts as the direct service agency for 80% of the rapid re-housing rental assistance and eviction prevention funds that come into the community through HUD's Continuum of Care and Emergency Solutions Grant (ESG) funding streams. The Next Door Program is also the recipient of the Homeless Assistance Program (HAP) funding through the State of Pennsylvania.

**County:** York

**Proposal Name:** York County Rapid Re-housing for Young Adults

**Organization:** Valley Youth House

# 2020 PHARE Award Project Summaries

**Funding Reserved:** \$21,000 PHARE/Realty Transfer Tax

**Proposal Description:**

York County Rapid Re-Housing for Young Adults provides emergency (transitional) housing, rental assistance, life skills instruction, counseling, and other supportive services to homeless youth with the goal that they achieve long-term stable housing and self-sufficiency. The targeted population is ill-prepared for independence due to histories of trauma and abuse, and a lack of family resources that led to homelessness.

**County:** York

**Proposal Name:** Chestnut Street Revitalization Project, Phase 2

**Organization:** York Habitat for Humanity

**Funding Reserved:** \$150,000 PHARE/Marcellus Shale

**Proposal Description:**

York Habitat will use PHARE funds to construct six new, safe, decent, affordable, healthy homes for low- and moderate-income families of York County. These families must partner with York Habitat by taking financial and budgeting classes as well as all adults in the household must work 225 hours of sweat equity. Each Habitat family will have a mortgage which will include no fees, no interest and will never be more than 30% of the family's income. Ten homes in the area will also receive critical home repairs.

**County:** Regional

**Proposal Name:** Comprehensive Homeownership Counseling and Education

**Organization:** NeighborWorks Western Pennsylvania

**Funding Reserved:** \$50,000 PHARE/Realty Transfer Tax

**Proposal Description:**

NeighborWorks Western Pennsylvania (NWWPA) will use PHARE funds for comprehensive homeownership and financial wellness programming, to include classroom-based education and one-on-one counseling. This program provides low- and moderate-income prospective homebuyers with the skills and knowledge necessary to achieve sustainable homeownership in the short- or long-term.

**County:** Regional

**Proposal Name:** Financial Empowerment and Housing Assistance for Re-entry

**Organization:** Clarifi

# 2020 PHARE Award Project Summaries

**Funding Reserved:** \$50,000 PHARE/Realty Transfer Tax

**Proposal Description:**

An estimated 40,000 people return to Philadelphia from prison each year, facing a 65% recidivism rate. Formerly incarcerated people may turn toward unregulated room rentals or other high-risk individuals for a place to sleep. This instability can push them back into prison, creating a dangerous cycle of repeat detentions. Clarifi will use PHARE funds to provide holistic housing counseling to this population to allow returning citizens to rebuild their lives for the benefit of their families and our communities.

**County:** Regional

**Proposal Name:** NWCS Comprehensive Financial Education Initiative

**Organization:** Northwest Counseling Service, Inc.

**Funding Reserved:** \$45,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Northwest Counseling Service, Inc. (NWCS) will use PHARE funds to meet the perceived needs of the target population through the provision of financial education, coaching, and comprehensive housing counseling services to consumers; with an emphasis on foreclosure prevention/intervention and pre purchase services to low-and moderate-income homeowners, tenants, and vulnerable populations including veterans, re-entry population, persons with disabilities, and families and youth.

**County:** Regional

**Proposal Name:** Strategies for Reducing Homelessness – Especially Seniors

**Organization:** Credit Counseling Center

**Funding Reserved:** \$20,000 PHARE/Realty Transfer Tax

**Proposal Description:**

PHARE funding will allow Credit Counseling Center the ability to provide financial education to help consumers save enough to provide adequate income while avoiding high levels of debt that might result in loss of homeownership due to foreclosures. Long-term financial sustainability for the homeowner is key.

**County:** Regional

**Proposal Name:** Pocono Rental Assistance Program

**Organization:** Pocono Mountains United Way

**Funding Reserved:** \$97,500 PHARE/Realty Transfer Tax

# 2020 PHARE Award Project Summaries

## **Proposal Description:**

Through rental assistance and case management services, the Pocono Rental Assistance Program will help prevent homelessness in the Pocono Regional Homeless Advisory Board (RHAB) area - Carbon, Monroe, Pike and Wayne Counties. In addition, funding through PHARE will help to support the Coordinated Entry Walk-In Site at Street 2 Feet; the only access site within the Pocono RHAB.

**County:** Regional

**Proposal Name:** Media Fellowship House New Office Reconfiguration Project

**Organization:** Media Fellowship House

**Funding Reserved:** \$40,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Media Fellowship House will use PHARE funds to create new, much larger, confidential and modernized housing counseling offices and seminar space. Media Fellowship House will reconfigure our existing facility to provide six brand new work stations with three of those being confidential office spaces. This project will also add an ADA compliant restroom and entrance and new audio/visual equipment for our housing seminars as well as a new HVAC system and more. It is critical to meet our clients demands.

**County:** Regional

**Proposal Name:** Haven House Shelter

**Organization:** Haven House Shelter

**Funding Reserved:** \$75,000 PHARE/Marcellus Shale

## **Proposal Description:**

Haven House will use 95% of PHARE funding for procuring permanent housing for our residents by paying first month's rent and also paying for their security deposit so they can preserve the rest of their funds for future bills, food, etc. Haven House will use the remaining 5% funding to defray the cost of administering the project and at the end of the year give a detailed account of how and where the money was handled.

**County:** Regional

**Proposal Name:** Ruth Matthews Bourger Women with Children Program at Misericordia University

**Organization:** Misericordia University

**Funding Reserved:** \$300,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

# 2020 PHARE Award Project Summaries

The Ruth Matthews Bourger Women with Children Program seeks to expand housing units to include an additional fourth home to support homeless, single mother families, As the acquisition of the home will be secured through an individual donor, the renovation and outfitting of the home to support these four families and eight-bedrooms is a priority. PHARE funding will provide the support necessary to complete this project and allow for the expansion of the RMB Women with Children Program at Misericordia.

**County:** Regional  
**Proposal Name:** Northeastern PA HomeOwnership Services Expansion  
**Organization:** NeighborWorks Northeastern Pennsylvania  
**Funding Reserved:** \$30,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Through this program, NeighborWorks Northeastern Pennsylvania (NWNPEPA) will expand homeownership education and counseling services throughout Lackawanna, Pike, and Monroe counties. NWNPEPA will utilize these funds to increase staff capacity and offer competitive compensation to increase our presence in underserved communities within our service area.

**County:** Regional  
**Proposal Name:** Project Shape: Stabilizing Housing and Preventing Eviction through Community Partnerships  
**Organization:** Neighborhood Legal Services Association  
**Funding Reserved:** \$125,000 PHARE/Realty Transfer Tax

**Proposal Description:**

Project Shape: Stabilizing Housing and Preventing Eviction through Community Partnerships will provide civil legal services to low-income households experiencing housing insecurity due to eviction, utility shutoffs, habitability, tax sales and foreclosure as well as resolve home ownership problems related to Tangled Titles. Legal aid will be coupled with outreach, community education and social work services to provide the wrap-around support and resources necessary to resolve housing problem.

**County:** Statewide  
**Proposal Name:** Good Tenant Training for Returning Citizens Pilot  
**Organization:** Commonwealth Housing Legal Services  
**Funding Reserved:** \$50,000 PHARE/Realty Transfer Tax

**Proposal Description:**

# 2020 PHARE Award Project Summaries

Commonwealth Housing Legal Services (CHLS) is requesting PHARE funding to implement a Good Tenant Training pilot program for returning citizens in up to three counties in Pennsylvania. Good Tenant Training programs will assist individuals returning to society following incarceration in finding and maintaining affordable rental housing, a key factor in avoiding recidivism.

**County:** Statewide  
**Proposal Name:** Comprehensive Housing Counseling  
**Organization:** Advantage Credit Counseling Service  
**Funding Reserved:** \$75,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Advantage Credit Counseling Service provides free, comprehensive housing counseling services to any Pennsylvania resident that needs or requests it. The counseling program includes helping individuals overcome barriers to homeownership, helping homeowners avoid a mortgage foreclosure, and helping seniors determine if a reverse mortgage is a good option.

**County:** Statewide  
**Proposal Name:** PA ECHO: Phase 1 Expansion  
**Organization:** Pennsylvania Association of Area Agencies on Aging, Inc.  
**Funding Reserved:** \$400,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Pennsylvania Association of Area Agencies on Aging, Inc. seeks to use PHARE funds to replicate the PA Department of Aging's successful Elder Cottage Housing Opportunity (ECHO) pilot and place cottages in six rural counties (five new counties; one at pilot county). An ECHO cottage is a small, separate, manufactured residence for an older adult that is temporarily placed in the rear or side yard of the host family's home. It provides autonomy for its resident while they can age in place, along with easy access to family members who can provide support and assistance.

**County:** Statewide  
**Proposal Name:** Sustaining Permanent Housing for Low Income Rural Populations  
**Organization:** Pennsylvania Legal Aid Network, Inc.  
**Funding Reserved:** \$240,000 PHARE/Realty Transfer Tax

## **Proposal Description:**

Sustaining Permanent Housing for Low Income Rural Populations is a multi-county, rural housing and homeless prevention advocacy project that includes outreach, education and the provision of civil legal

## 2020 PHARE Award Project Summaries

aid to protect mobile home parks and rural residents from actual and constructive eviction and other housing-related legal violations, combined with utility advocacy/legal services available statewide to ensure individuals remain securely housed.

*\* denotes 4% projects that have received preliminary reservation of PHARE funding pending final review by PHFA for compliance with all tax credit requirements.*