PHARE
Pennsylvania Housing Affordability & Rehabilitation Enhancement Fund

THE PHARE PROGRAM: AT A GLANCE

The PHARE Act was established in 2010 to provide funding throughout the Commonwealth to assist with the creation, rehabilitation, and support of affordable housing. Currently, the program is funded by two funding sources, the Realty Transfer Tax Fund and the Marcellus Shale Fund.

Did You Know?

The 24/25 PHARE application round closed on November 15th, 2025. The agency received a total of 586 applications requesting approximately $263.4 million.

Community Action Partnership of Mercer County

Lots to Love Program

Mercer County, PA

Tackling blight is a major challenge for many cities, and in the city of Sharon, Pennsylvania, a creative approach is in place to address the issue. With the need to demolish hundreds of homes, Community Action Partnership of Mercer County (CAPMC) partnered with local health partners and the City of Sharon to revitalize vacant lots and transform them into spaces that foster opportunity and community for its residents through its *Lots to Love* Program, which began in 2019.

Christina Campbell, the Project Supervisor for the program, recently met with PHFA to discuss the impact of PHARE funds awarded in 2021. A total of $120,000 was granted to the organization which directly impacted 76 households. These funds allowed for the improvement of the city's neighborhoods by providing residents with an opportunity to enhance their living environments.

Serenity Garden - Sharon, PA

The program's original plan was to offer vacant lots as "side lots" to nearby homeowners, allowing them to expand their properties, create space for families, and promote a stronger sense of ownership. For lots that were not obtained by neighbors, the organization recognized a need for more community green spaces. *Serenity Garden* (pictured above) was designed and maintained with the help of local artists, landscapers, and residents. Once the site of a vacant, dilapidated home overrun with overgrown trees, *Serenity Garden* is now a welcoming staple at the entrance to the city of Sharon from close to the Ohio border.

This creative initiative not only enhances the aesthetics of the neighborhood but also improves the quality of life for residents in Sharon.

For more information about the *Lots to Love* program, visit the Organization's Facebook page at https://www.facebook.com/LotstoLoveSharon

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