

Our Mission The Philadelphia Housing Authority's mission is to open doors to affordable housing, economic opportunity and safe, sustainable communities to benefit Philadelphia residents with low incomes.

- What is PHA?**
- PHA was established in 1937 and is organized under the laws of the Commonwealth of Pennsylvania to develop, acquire, lease, and operate affordable housing programs for low and moderate income residents of the City of Philadelphia.
 - PHA is governed by a Board of Commissioners that convenes monthly public meetings to address PHA business. PHA's President & CEO reports to the Board and has full responsibility for the leadership and management of all PHA operations.
 - PHA is the fourth largest public housing authority in the United States and the largest landlord in Pennsylvania.
 - With an FY17 consolidated budget of approximately \$396 million, PHA provides housing assistance to over 76,000 people through its public housing and Housing Choice Voucher Programs (HCVP).
 - PHA has a staff of approximately 1,049 full-time employees, 40 full-time temporary employees, 37 part-time employees, and 21 employees of its private affiliate, PAPMC (the Philadelphia Asset and Property Management Company).
 - Financial support for agency operations and capital needs comes primarily from rent payments and subsidies provided by the U.S. Department of Housing and Urban Development (HUD).
 - PHA is one of a very select group of housing authorities across the nation that has attained Moving to Work (MTW) status. This designation allows housing agencies the opportunity and flexibility, on a local level, to develop and implement innovative housing and self-sufficiency strategies to benefit public housing residents and HCVP participants.
 - The oldest development is Hill Creek in Northeast Philadelphia, which was built by the federal government and began operating in March 1938 under a lease. The first site developed by PHA is Johnson Homes in North Philadelphia, which began operation in October 1940.

- Public Housing Program**
- PHA provides homes to over 29,600 residents under the Public Housing Program.
 - PHA has 65 developments, including 35 conventional sites, 16 tax credit sites, 12 alternatively managed entities, and 2 Project Based Voucher (PBV) sites spread across Philadelphia with over 9,300 units.
 - PHA also has over 4,000 scattered site units in active use for a total of over 14,000 public housing units.
 - Public housing families have an average income of \$13,751. The average rent is \$331.
 - 53% of public housing households are single parent families.
 - 39% of public housing residents are under the age of 18.
 - 22% of public housing residents are 55 or older.

- Housing Choice Voucher Program (HCV)**
- PHA houses over 18,800 families or over 46,300 authorized residents through the Housing Choice Voucher Program, formerly known as Section 8.
 - Heads of household enrolled in the program lease homes from private landlords and receive a rent subsidy.
 - HCV families have an average income of \$13,224. The average tenant portion of rent is \$405.
 - Over 4,700 private landlords participate in the program.
 - Qualified HCV recipients have the opportunity to become homeowners through the HCV Homeownership Program.
 - 58% of HCV households are single parent families

How Does the Selection Process Work?

- PHA maintains site-based waiting lists for public housing. Prospective residents can choose their preferred sites or select the first available waiting list when they apply.
- Units are offered to applicants based upon their site selections, income tier, the number of bedrooms needed, and the time and date of their application.
- Due to the variety of needs and low vacancy rates, it is impossible to predict an average waiting time for applicants to enter public housing or the Housing Choice Program.
- Over 29,000 applicants are on the waiting list for conventional and scattered sites, which is currently closed except for seniors and special programs.
- Over 36,000 applicants are on the waiting list for tax credit sites
- Over 13,000 applicants are on the Housing Choice waiting list, which is currently closed to new applicants.
- To apply for housing, go to www.pha.phila.gov. You can also visit the Admissions office at 712 N.16th Street between 9 AM and 2 PM.

PHA's Commitment to Residents & W/MBE Businesses

- PHA operates the Community Partners Program which offers a variety of personal development training programs aimed at helping residents gain employment.
- PHA provides a wide array of developmental and educational programs for its residents including after-school programs for youth, jobs and skills training for adults, and health programs and activities for seniors.
- In 2015, 42% of PHA's contract dollars went to minority owned businesses while 32% went to firms owned by women.

PHA Sites

FAMILY
8 Diamonds (AME)
Abbottsford Homes
Arch Homes
Bartram Village
Cambridge 1,2,3 (LP)
Cecil B. Moore
Champlost Homes
Fairhill Apts.
Falls Ridge (AME)
Gordon Apartments (PBV)
Haddington Homes
Harrison Plaza
Haverford Homes
Hill Creek
James W. Johnson Homes
Lucien E. Blackwell (LP)
Ludlow Scattered Sites (LP)
Mantua (LP)
Marshall Shepard Village (LP)
Martin Luther King I & III (AME)
Martin Luther King IV (LP)
Norris (LP)
Norris Apartments
Oakdale Street Apartments

(PBV)
Oxford Village
Paschall Village (LP)
Queen Lane Apartments
Queen Lane (LP)
Queen's Row
Raymond Rosen
Richard Allen II
Richard Allen III (LP)
Sen. Herbert Arlene
Spring Garden Apartments
Spring Garden I (AME)
Spring Garden II (AME)
Westpark Apts.
Westpark Plaza
Whitehall Apts

FAMILY AND SENIOR
Courtyard Apts. (AME)
GGFE (LP)
Morton Homes
Suffolk Manor (LP)
Warnock Village (LP)
Wilson Park

SENIOR

Angela Court (AME)
Bentley Hall
Cassie L. Holley
Collegeview
Emlen Arms
Germantown House (LP)
Gladys B. Jacobs
Holmcrest Homes
Katie B. Jackson Plaza
Mount Olivet (LP)
Nellie Reynolds Gardens (LP)
Neumann North (AME)
Parkview
Plymouth Hall
St. Anthony's (AME)

UNDER CONSTRUCTION

Norman Blumberg Apartments