



Does your rental property need repairs? RIF is here to help.

PHDC's Rental Improvement Fund (RIF) provides fully forgivable and 0% interest repair loans to help small landlords provide quality, affordable housing.



Are you and your property eligible?

- Landlords must own no more than 5 rental properties and no more than 15 rental units
- Current rent must be within PHDC's reasonable rent limits (see website for details)
- Landlords must be able to produce a tax compliance certificate
- Properties must comply with the building code after RIF-funded repairs are complete
- Additional eligibility criteria can be found on the RIF web page

RIF can cover costly repairs you haven't been able to afford and help upgrade to more efficient building systems.

Loan proceeds can be used for any repair that addresses a safety, health, habitability, energy, or water efficiency concern. RIF loans can cover things like:

- New and repaired roofs, windows, and doors
- Repairs to deteriorated walls, floors, and ceilings
- Asbestos, mold, and lead remediation
- Electrical and plumbing improvements
- Heating and cooling systems and energy efficiency upgrades



Start the process today.

Review all loan terms and register for an Information Session at phdcpbila.org/residents-and-landlords/landlords/rental-improvement-fund/ or scan the QR code.



Contact us

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