Small Landlord Fund (SLF)

The **Small Landlord Fund (SLF)** provides financing to landlords who need to make repairs to ten (10) or less rental units in the City of Pittsburgh.

- The borrower must rent the unit to HCV holders or households at 80% AMI or below.
- If the unit IS located in a HACP Alternative Payment Standard zip code, the borrower must rent to an HCV holder.

**Please refer to the chart on the back for Alternative Payment Standard zip codes*

Borrower Eligibility

- **Borrower must own the property**
- **Must have current homeowner insurance**
- **Must not have any outstanding City, School, and County real estate taxes or be on a payment plan for at least 3 months**
- **Must have minimum credit score of 580**
- **Must not have any judgement against him or her in a housing discrimination case within the past 5 years**
- **Borrower may not sell, lease to own, assign, transfer, dispose of or master lease all or any part of the property without prior expressed written consent of the URA**
- **Borrower must hire a licensed contractor and obtain all necessary building permits**

Funding Terms	
Loan Amount	• up to $20,000 per unit • up to $100,000 per project
Interest Rate	3%
Loan Term	$1,000 - $50,000: Max 10 year $50,001 - $100,000: Max 15 year *The affordability period shall remain in effect should the principle of the loan be paid off prior to the loan expiration date.*
Require-ments	Must agree to rent units to HCV holders or households at 80% AMI or below

HOF Housing Opportunity Fund

ura Urban Redevelopment Authority of Pittsburgh

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What are considered SLF eligible properties?

- Property must be located in the City of Pittsburgh
- Property must comply with all zoning requirements
- The borrower and/or any relatives of the borrower may not live in the units to be rehabbed

Alternative Payment Standards	
Neighborhoods	**Eligible Zip Codes**
Shadyside	15206, 15213, 15232
Lower Lawrenceville	15201, 15213, 15224
Strip District	15201
Southside Flats	15203
Downtown	15219, 15222
Squirrel Hill	15213, 15217, 15232

What are eligible uses of the loan?

- Sidewalk upgrades and repair
- Fire alarm upgrades and repair
- Electrical upgrades and repair
- Roof and gutter upgrades and repair
- Plumbing upgrades and repair
- Window upgrades and repair
- Door upgrades and repair
- Flooring upgrades and repair
- Appliance upgrades and repair
- Painting and dry wall upgrades and repair
- Accessibility enhancements
- Building envelope upgrades and repair
- HVAC and furnace upgrades and repair
- Structural repair (footers, retaining walls)
- Miscellaneous code or other necessary Items
- Cosmetic upgrades

We're here to help.

For more information, please contact:

Natalie Lopez

Client Relations Program Assistant

Phone: 412.255.6694, ext 6721

Email: hof@ura.org

Urban Redevelopment Authority of Pittsburgh

412 Blvd. of the Allies, Suite 901

Pittsburgh, PA 15219

412.572.1825

Urban Redevelopment Authority of Pittsburgh

ura.org