

HOUSING SERVICES  
In  
MIFFLIN and JUNIATA  
COUNTIES

A GUIDE TO  
EMERGENCY, PERMANENT,  
INDEPENDENT LIVING  
AND  
ASSISTED LIVING/PERSONAL CARE  
HOUSING

## INTRODUCTION

Housing is a defined basic need for everyone. LINK is pleased to bring to the reader the agencies and organizations available to offer information, advice and resources in assisting individuals and families in Mifflin and Juniata Counties to meet this basic need.

This handbook focuses on primarily rental housing in Mifflin and Juniata Counties and includes sections for emergency and permanent housing services as well as the continuum of independent options through assisted living and skilled nursing care facilities. The booklet ends with a listing of community resources available to meet basic needs.

## GLOSSARY OF TERMS & ABBREVIATIONS

**Affordable Housing:** Housing in which the total monthly costs do not exceed 30% of the household's total monthly income (Source: HUD)

**Assisted Housing:** Housing that is subsidized with public funds to reduce the cost of development or to make the rent or mortgage more affordable to tenants or buyers.

**Bridge/Transitional Housing:** Short term housing with access to appropriate supportive services such as health care, social services, education and job training to enable homeless households to achieve self-sufficiency. (Source: PA Departments of Public Welfare)

**Department of Public Welfare (DPW):** DPW administers funding that promotes affordable housing programs.

**Disability/Disabled:** Federal laws define a person with a disability as "Any person who has a physical or mental impairment that substantially limits one or more major life activities; has a record of such impairment; or is regarded as having such an impairment." (Source: HUD)

**Domiciliary Care or “Dom Care” Program:** A program designed to allow older adults or adults with disabilities to remain in the community by providing opportunity to live with an individual or family. Dom Care Program recipients are typically not able to live alone but do not require skilled or intermediate nursing care. Dom Care providers are certified by the local Area Agency on Aging.

**Emergency Shelter:** A facility with overnight sleeping accommodations, the primary purpose of which is to provide temporary shelter for the homeless in general or for specific populations of the homeless. (Source: HUD)

**Homeless:** A person is considered homeless when he/she resides in one of the following: places not meant for human habitation e.g., cars, parks, sidewalks, and abandoned buildings; an emergency shelter; or transitional housing for homeless persons and who originally came from the streets or emergency shelter. (Source: HUD)

**Homeless Assistance Program (HAP):** A program provided through Mifflin Juniata Human Services that provides rental/utility assistance and case management to qualified Mifflin and Juniata County residents who are at risk of becoming homeless or who are homeless. Participants must be able to demonstrate that with prevention and intervention services provided by HAP they will be able to meet their basic needs in the immediate and near future.

**Housing and Urban Development (HUD):** Federal Government Agency that provides housing funding throughout the country.

**Housing Choice Voucher (Section 8):** A federal rental assistance program for low- and very-low income households typically administered by public housing authorities. Under this program, HUD pays the landlord the difference between 30% of the family’s adjusted gross income and the HUD approved or fair market rent for that area. Two types of Section 8 subsidies include:

**1. Vouchers** – An approved family selects from the open market a property inspected and approved as meeting basic habitability requirements. If the family chooses a unit that rents for more than the FMR, the family makes up the

difference between the FMR and the rent charged in addition to their 30% of income rent contribution.

**2. Project-based** – Some or all units in a housing development are approved for Section 8 subsidies. Occupants of those units must meet income requirements. Property owners receive rental assistance payments for specific units designated for households qualified for Section 8 assistance.

**Public Housing Agency/Authority (PHA):** A government agency generally affiliated with a local government whose responsibility is the ownership and operation of subsidized housing and rental assistance. **Mifflin County Housing Authority** is our PHA.

**Rental Assistance Program (RAP):** Funding provided by DPW. If an individual or family is in danger of being evicted from their apartment or home, the local county may be able to assist with payments for rent, mortgage, and/or security deposits. Assistance may also be used to move out of a shelter in to an affordable apartment.

## EMERGENCY HOUSING SERVICES

**Emergency housing services include shelters that provide housing, food, and/or supportive services for a limited time period for residents. Each shelter operates independently with its own rules and regulations.**

**Shelter Services, Inc.** - Homeless shelter for men, women, and families. Residents of Mifflin and Juniata Counties are served. Photo ID and social security card are required to register.

13 Depot Street, Lewistown, PA 17044

717-248-0102

**The Abuse Network** – Offers a variety of free and confidential services for victims of sexual violence and domestic violence including: a 24 hour hotline and emergency shelter as well as advocacy, support groups, options counseling, and information and referral.

31 South Dorcas Street, Lewistown, PA 17044

717-242-2444 or 888-810-2444 (answered 24 hours per day)

**St. Vincent de Paul Society** - Provides financial assistance with proof of an eviction notice and other emergency financial needs to low income and senior residents of Mifflin and Juniata Counties.

9 North Brown Street, Lewistown, PA 17044

717-242-2781

**Mifflin-Juniata Human Services** – Serves residents of Mifflin and Juniata Counties with rental assistance only when an eviction notice is present and the person is at or below 150% of poverty. The client will also have to agree to 90 days follow up services which include budgeting/case management services.

20 North Wayne Street, Lewistown, PA 17044

717-437-3190

## PERMANENT HOUSING SERVICES

Permanent Housing Services include opportunities to maintain residency providing residents comply with program(s) rules and regulations.

## SECTION 8 HOUSING

### Mifflin County Housing Authority

Provides housing assistance to low income residents through the management of programs such as Low Rent Public Housing and the Housing Choice Voucher Program-Section 8. These programs are income based and the eligibility guidelines are set by HUD.

141 South Pine Road, Lewistown, PA 17044

717-248-2624

<https://affordablehousingonline.com/housing-authority/Pennsylvania/Mifflin-County-Housing-Authority/PA041>

**Belleville Commons** 1-2 bedroom townhouse units.

Handicapped/disabled units available. Rent based on 30% of adjusted income; some income guidelines apply. Section 8 welcome.

210 Second Street, Belleville, PA 17004

717-935-2444; TDD 1-800-654-5984

**Kish Apartments** Low income housing apartments, 1 bedroom/1bath.

Some/all apartments are rent subsidized i.e., rent is income based. Project-Based Section 8.

196 South Main Street, Lewistown, PA 17044

717-248-4301

**Mann Edge Terrace** Income based rent. 1 bedroom/1 bathroom apartments. Some accessibility features. Some pets OK. Section 8 and Senior Housing.

30 South Dorcas Street, Lewistown, PA 17044

570-524-4491

**Mann Edge II** Income based rent. 2 bedroom/1 bathroom apartments. Some accessibility features. Some pets OK. Section 8 and Senior Housing.

100 East Water Street, Lewistown, PA 17044

570-524-4491

**McVeytown Apartments** Income based rent. 1 bedroom/1bathroom apartments. Section 8 housing.

277 West Holiday Street, McVeytown, PA 17051

717-899-7367

## SENIOR HOUSING

**Big Valley Apartments** Income based rent. Include 1-2 bedroom/1 bath apartments with some accessibility features included.

20 Greenfield Drive, Reedsville, PA 17084

717-667-2671

**Brown Apartments** Income based rent. Include 1-2 bedroom/1 bath apartments.

74 Taylor Drive, Reedsville, PA 17084

717-667-2671

### **Burgard Apartments**

120 Chestnut Street, Lewistown, PA 17044

717-248-2624

### **Forest Hills Apartments I & II**

RD 6, Lewistown, PA 17044

717-436-6982

### **Goss Terrace**

West Fifth Street, Lewistown, PA 17044

717-248-2624

**Lawler Place Apartments** Low income housing apartments. Some or all apartments rent subsidized i.e., income based rent.

Lawler Place, 141 South Pine Road, Lewistown, PA 17044

717-248-2624

**McCoy Manor** Low income housing apartments which are rent subsidized i.e., income based rent.

1035 West 5<sup>th</sup> Street, Lewistown, PA 17044

717-248-2624

**Mount Rock Commons** Low income housing 1 bedroom/1 bath apartments. Some or all apartments are rent subsidized i.e., rent is income based. Some accessibility features. Some pets OK. Senior housing.

40 West Spanogle Avenue, Lewistown, PA 17044

800-735-3068

### **Open Hearth Manor**

350 8<sup>th</sup> Street Extended, Lewistown, PA 17044

717-242-0815

**Rothrock School Apartments** Income based rent. 1 bedroom/1 bath apartments. Some accessibility features. Senior housing.

280 West Holiday Street, McVeytown, PA 17051

717-899-7367

### **Taylor Park I & II**

Greenfield Drive, Reedsville, PA 17084

717-667-2671

<b>JUNIATA COUNTY – Section 8 Housing</b>
---

**Cedar Acre Apartments** Income based rent. 2 bedroom/1bath apartments. Some accessibility features. Section 8 housing.

51 Apartment Drive, Mifflintown, PA 17059

717-667-2671



**Fayette Acres Apartments** Income based rent. 1 bedroom/1 bath apartments. Some accessibility features.

53 Fayette Acres, McAlisterville, PA 17049

717-463-2008

**North Street Manor Apartments** Income based rent. 1 bedroom/1 bath apartments. Some accessibility features. Some pets OK. Section 8 housing and senior housing.

105 Fifth Street, Mifflintown, PA 17059

717-463-2008

**Southview Apartments** Income based rent. 1 bedroom/1 bath apartments. Some accessibility features. Some pets OK. Section 8 and senior housing.

2 Church Street, McAlisterville, PA 17049

717-463-2008

**Tuscarora I and II Apartments** Income based rent. 1 bedroom/1 bath apartments. Some accessibility features. Some pets OK. Section 8 housing. Senior housing/retirement community.

418 Tuscarora Street, Port Royal, PA 17082

717-527-4966

<b>Juniata County - Senior Housing</b>
--

**Episcopal Gardens Apartments/Honaman House**

Income based rent; based on 30% of income. 1 bedroom/1 bath apartments for seniors ages 62+ and qualified persons with disabilities. Some pets OK. Spanish speaking.

58 Honaman House Drive, Thompsettown, PA 17094

717-535-5531; TTY 800-855-2880; Espanol 800-855-2884

## INDEPENDENT LIVING OPTIONS

### **BROOKLINE CROSSINGS**

Offers both Terrace Apartments and Dogwood Cottages. No upfront costs for residents. Cottages are rented on a monthly basis.

2 Manor Blvd., RR1, Box 463, Mifflintown, PA 17059

717-436-2178

[www.bridgesatbrookline.com](http://www.bridgesatbrookline.com)

### **OHESSON MANOR**

Includes duplex homes and town-home style cottages. 2-3 bedroom and bath options with choice of floor plans. Apply on-line or by calling 717-437-8057.

276 Green Avenue Extended, Lewistown, PA 17044

717-242-1416

[www.ohessionseniorliving.org](http://www.ohessionseniorliving.org)

### **VALLEY VIEW VILLAGE**

Includes 124 cottages (118 duplex cottages and 6 single units) with four different floor plans. 2 bedrooms/1 bath with garage for some units. Ages 60+ eligible. Current waiting list. Application available on-line for viewing.

4702 East Main Street, Belleville, PA 17004

717-935-2105

[www.vvrconline.org](http://www.vvrconline.org)

## DOMICILIARY CARE

The Domiciliary Care or “Dom Care” program was created to provide a homelike living arrangement in the community for adults age 18 or older who need assistance with activities of daily living and are unable to live independently. Dom Care homes are smaller than the traditional personal care home; providers care for no more than three residents. Dom Care homes are the individual providers’ homes.

Mifflin Juniata Area Agency on Aging is responsible for the initial certification and annual inspections of local Dom Care homes as well as placement of qualified individuals in those homes. There are six Dom Care residences available in Mifflin County (see below). Eligibility criteria include: independently mobile or semi-mobile, incapable of living alone, and no relative who is willing or able to provide necessary support for independent living.

For more information contact Mifflin Juniata Area Agency on Aging at 717-242-0315.

[www.aging.pa.gov/organization/home-community-based-services/Pages/Domiciliary-Care.aspx](http://www.aging.pa.gov/organization/home-community-based-services/Pages/Domiciliary-Care.aspx)

## ASSISTED LIVING/PERSONAL CARE

**Assisted Living Facilities (ALFs) are long term options for seniors and people with disabilities who may need some limited care and support services such as meals, medication management, transportation. ALFs are a system of housing that are often attached to or share a campus with Skill Nursing Facilities (SNFs).**

### **BERRY’S PERSONAL CARE CENTER, INC.**

68 Lexi Street, Mifflintown, PA 17044

717-436-2170

## **BROOKLINE VILLAGE**

2 Manor Blvd., 1, Box 463, Mifflintown, PA 17059

717-436-9312

[www.bridgesatbrookline.com](http://www.bridgesatbrookline.com)

**ELMCROFT OF REEDSVILLE** Provides private and shared personal care apartments.

55 Carriage House Lane, Reedsville, PA 17084

717-667-9380

[www.elmcroft.com/community/elmcroft-of-reedsville](http://www.elmcroft.com/community/elmcroft-of-reedsville)

## **LOCUST GROVE RETIREMENT VILLAGE**

Private/semi-private assisted living apartments. Rates based on selected personalized services.

4043 Irene Street, West Mifflin, PA 15122

412-228-4843

[www.locustgrovesrliving.com](http://www.locustgrovesrliving.com)

## **NORTH RIDGE CENTER PERSONAL CARE**

99 North Ridge Drive, McAlisterville, PA 17049

717-463-3413 or 717-463-2029

[www.northridgecenterpa.com](http://www.northridgecenterpa.com)

[northridgecenter@embarqmail.com](mailto:northridgecenter@embarqmail.com)

## **OHESSON MANOR**

276 Green Avenue Extended, Lewistown, PA 17044

717-242-1416

[www.ohessonseniorliving.org](http://www.ohessonseniorliving.org)

## **PINE CREEK PERSONAL CARE**

2800 Arch Rock Road, Mifflintown, PA 17059

877-271-5941

## **RICHFIELD SENIOR LIVING CENTER**

631 Main Street, Richfield, PA 17086

888-803-4176

## **THE JAM HOUSE**

14 Cottage Road, Mifflintown, PA 17059

855-344-4048

## **THE MANOR AT PERRY VILLAGE**

213 East Main Street, New Bloomfield, PA 17068

866-940-8918

[www.consulatehealthcare.com](http://www.consulatehealthcare.com)

## **VALLEY VIEW RETIREMENT COMMUNITY – THE TERRACE**

4702 East Main Street, Belleville, PA 17004

717-935-2106

[www.vvrconline.org](http://www.vvrconline.org)

## **WILLIAM PENN GOLDEN LIVING CENTER**

121 beds with semi-private rooms. Website indicates assisted living services.

163 Summit Drive, Lewistown, PA

717-248-3941

[www.guardianeldercare.com/index.php/william-penn-hrc-lewistown-pa](http://www.guardianeldercare.com/index.php/william-penn-hrc-lewistown-pa)

## **SKILLED NURSING FACILITIES – MIFFLIN COUNTY**

### **OHESSON MANOR**

276 Green Avenue Extended, Lewistown, PA 17044

717-242-1416

### **VALLEY VIEW**

4702 East Main Street, Belleville, PA 17004

717-935-2105

### **WILLIAM PENN GOLDEN LIVING CENTER**

163 Summit Drive, Lewistown, PA 17044

717-248-3941

## **SKILLED NURSING FACILITIES – JUNIATA COUNTY**

### **BROOKLINE MANOR**

2 Manor Blvd., RR 1, Box 463, Mifflintown, PA 17059

717-436-2178

### **LOCUST GROVE**

69 Cottage Road, Mifflin, PA 17058

717-436-8921

### **RICHFIELD SENIOR LIVING**

631 Main Street, PO Box 248, Richfield, PA 17086

717-694-3434

## COMMUNITY RESOURCES

### AFFORDABLE HOUSING

This website link connects the consumer to affordable and low-income housing opportunities in a specific town and state. The website includes apartment listings, public housing and Section 8 waiting lists. The FAQ (Frequently Asked Questions) section of the website answers specific questions about Section 8 income and eligibility guidelines, portability, landlord and tenant specific issues as well as complaint filing and contact with the housing authority.

[www.affordablehousingonline.com](http://www.affordablehousingonline.com)

### PA 211

Phone access and on-line access provide collaborative data/data base for Pennsylvania Health and Human Services information. Service categories in the advanced search mechanism on-line include: accessible housing information, adaptive housing, affordable housing advocacy groups, affordable housing development incentives, affordable housing listings, at risk/homeless housing related assistance programs, barrier free housing information, and bridge housing.

Phone: 211

[www.pa211.communityos.org](http://www.pa211.communityos.org)

### PHCA (PA HEALTH CARE ASSOCIATION)

Website includes helpful information and guidance for seeking long term care options including long term care in PA, Signs someone may need care, Having the conversation, Choosing a facility, Paying for care, and understanding Medicare, Medicaid and long term care insurance. Helpful checklists for consumers in the decision making process. Website also includes Resources for Older Adults and a Seniors and Families Library.

[www.findcarepa.org](http://www.findcarepa.org)

**PA HOUSING SEARCH** Free service lists affordable homes and apartments across Pennsylvania and includes up-to-date listings for affordable rental and for-sale housing. Includes maps and photos. Toll-free number has bilingual call center for search help.

1-877-428-8844.

[www.PAHousingSearch.com](http://www.PAHousingSearch.com)

## **PREPARED RENTER PROGRAM (PREP)**

The Prepared Renter Program is a collaborative effort of the Pennsylvania Housing Finance Agency (PHFA) and the Self-Determination Housing Project of Pennsylvania, Inc. (SDHP). SDHP is the lead agency responsible for statewide implementation and operation of the project. PREP gives consumers the tools needed to become successful tenants. PREP training explains what renters need to think about before they start the housing search, and to anticipate the challenges they may face based on their specific personal circumstances.

1-877-550-7347

[www.sdhp.org](http://www.sdhp.org)

## **SELF DETERMINATION HOUSING PROJECT OF PA, INC.**

Promotes self-determination and control in housing for people with disabilities and older adults in Pennsylvania.

1-877-550-7347 or 1-610-873-9595

[www.sdhp.org](http://www.sdhp.org)

## **REGIONAL HOUSING COORDINATOR PROGRAM**

SDHP program that is a single point of contact for technical assistance and information related to housing and services for people with disabilities and older adults. Program creates a bridge between the Medical Assistance home and community based waiver programs and the housing sector and includes home and community based waivers, PREP (Prepared Renters Program), home modifications and landlord communication.

Contact Statewide Housing Coordinator at [www.sdhp.org](http://www.sdhp.org)



We hope that this booklet has assisted you in meeting your housing needs. If you need additional information or a referral for housing assistance please call Mifflin Juniata LINK at 717-242-0315 Extension 141 or dial 211.



