



City of Chandler

2025-2029 Consolidated Plan

Neighborhood Resources Department

235 S. Arizona Avenue
Chandler, AZ 85225

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Executive Summary

ES-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

The City of Chandler, Arizona, receives an annual entitlement allocation of Community Development Block Grant (CDBG) program funds from the U.S. Department of Housing and Urban Development (HUD). The CDBG Program provides annual grants on a formula basis to entitlement cities and urban counties to develop viable communities by providing safe, decent, and affordable housing; suitable living environments; and expanding economic opportunities, primarily for low- and moderate-income (LMI) persons.

To receive these funds, the city is required to complete its 2025-2029 Consolidated Plan and first-year Program Year (PY) 2025 Annual Action Plan (AAP) as required by HUD. The Consolidated Plan serves as a planning document meeting the federal government statutory requirements in 24 CFR 91.200-91.230, for preparing a Consolidated Plan and guiding the use of CDBG funding based on applications to HUD. The first-year PY 2025 AAP, and subsequent AAPs, is a subset of the Strategic Plan addressing the overall goals of the plan for each program year of the five-year Consolidated Plan. PY 2025 begins on July 1, 2025, and ends on June 30, 2026.

The city is a member of the Maricopa HOME Consortium, and receives HOME Investment Partnerships (HOME) Program funds through the HOME Consortium. The HOME program is the largest federal block grant to state and local governments designed exclusively to create affordable housing for LMI households. The grant funds a wide range of activities including building, buying, and/or rehabilitating affordable housing for rent or homeownership, or providing direct rental assistance. Through an Intergovernmental Agreement (IGA), the city receives HOME Program funding on an annual basis. These funds are not programmed in this AAP as the city is not a direct recipient of HOME funds from HUD.

2. Summary of the objectives and outcomes identified in the Plan Needs Assessment

Overview

The city has developed its strategic plan based on an analysis of the data presented in the Needs Assessment, the Market Analysis of the Consolidated Plan, and the community participation and stakeholder consultation process. Through these efforts, the city has identified five (5) priority needs and associated goals to address these needs. Over the 5-Year plan period, the city will work to accomplish the following outcomes, which are listed by Priority Need.

Priority Need: Preserve & Develop Affordable Housing

1A Housing Rehabilitation

1B Relocation

Priority Need: Neighborhood Revitalization

2A Code Enforcement

Priority Need: Public Services

3A Public Services for LMI & Special Need

Priority Need: Public Facilities & Infrastructure

4A Improve Public Facilities & Infrastructure

Priority Need: Effective Program Administration

5A Effective Program Administration

3. Evaluation of past performance

The City of Chandler continues to build upon its past success in utilizing HUD funding for housing rehabilitation, public services, and public facility improvements. As part of compliance with HUD regulations, the city develops an AAP and a Consolidated Annual Performance and Evaluation Report (CAPER) to evaluate progress towards the strategic goals outlined in its Five-Year Consolidated Plan.

In the first four years of the 2020-2024 Consolidated Plan, Chandler has demonstrated significant progress in addressing affordable housing needs. Efforts include funding the Housing Rehabilitation Program, providing relocation assistance under the Rental Assistance Demonstration (RAD) initiative, and supporting the Tenant-Based Rental Assistance (TBRA) program funded by HOME funds from the Maricopa County HOME Consortium. The city has also invested in public facility improvements, such as supporting infrastructure upgrades and enhancing neighborhood amenities in eligible areas, benefiting households with low and moderate incomes.

Public services remain a cornerstone of Chandler's community support strategy. Through partnerships with nonprofit organizations and city departments, Chandler has facilitated mentorship, educational, and basic needs services for vulnerable residents, including seniors, individuals with disabilities, and families experiencing homelessness. In PY 2023-2024 alone, Chandler used CDBG funds to assist 22 homeowners with housing rehabilitation and served 725 individuals experiencing homelessness with comprehensive support services.

The city's robust response to the COVID-19 pandemic showcases its ability in addressing emergent needs. With CDBG-CV funding under the CARES Act, Chandler implemented projects to support LMI residents, including targeted assistance for individuals impacted by the pandemic and those experiencing homelessness. This funding was fully expended in PY 2023-2024, addressing critical needs and strengthening community resilience.

Looking ahead, Chandler will continue to collaborate with public, private, and nonprofit partners to expand access to safe and affordable housing, improve public facilities and infrastructure, and deliver essential public services. Despite the progress made, challenges such as the demand for affordable housing, economic development opportunities, and sustained public improvements in low/moderate-income neighborhoods remain priorities for future planning. The city's achievements are documented in detail in the PY 2023 CAPER, providing a comprehensive assessment of goals met and identifying areas for continued investment and focus. The following is a summary of accomplishments by priority:

Housing:

The City of Chandler made substantial progress in addressing affordable housing needs during PY 2023-2024. The city assisted 22 homeowners through its Housing Rehabilitation Program, which provided emergency home repairs, exterior improvements, and home modifications. Of these, 55% were extremely low- or low-income households. In total, Chandler met 88% of its one-year goal for housing rehabilitation and achieved 36% of its five-year goal of assisting 179 households. The city remains on track to meet its five-year housing goals by leveraging partnerships and federal and local funding streams.

Public Facilities and Improvements:

During PY 2023-2024, the City of Chandler did not complete any planned activities under the goal of public facilities and infrastructure improvements. In PY 2024-2025, the city reallocated CDBG funds to invest in two capital projects in the Chandler Downtown area. Ongoing efforts and prior-year accomplishments, including infrastructure enhancements in low- and moderate-income areas, remain key focus areas for the city. The city remains committed to advancing planned public improvement projects and leveraging partnerships.

Public Services:

The City of Chandler allocated CDBG funds to support public service programs that benefitted vulnerable residents. Highlights include mentoring, educational, and recreational programming for 270 youth residing in public housing and direct services for 725 individuals experiencing homelessness. In total, public service programs reached 995 residents, achieving 284% of the annual goal and surpassing both annual and five-year targets. The city's collaborative approach with nonprofit organizations and its emphasis on serving low- and moderate-income populations ensure sustained success in public service delivery.

CARES Act Accomplishments:

The City of Chandler received a total of \$2,418,300 in CDBG-CV funds. During PY 2023-2024, the city fully expended the remaining balance of \$226,348. Overall, \$2,084,749—representing 86% of the total award—was allocated to public services. The regulatory 15% cap on CDBG-CV funds for public service activities was lifted, allowing the city to assist more individuals and households affected by the coronavirus. These funds were utilized across Program Years 2019 through 2023.

The City of Chandler remains committed to meeting its five-year housing and community development goals. By leveraging partnerships, optimizing resources, and maintaining a focus on community resilience, the city continues to support its most vulnerable populations and advance sustainable growth.

4. Summary of citizen participation process and consultation process

The city has adopted its HUD approved Citizen Participation Plan (CPP) as per 24 CFR 91.105, which sets forth the city's policies and procedures for citizen participation in the Consolidated Plan and first-year 2025 AAP. The CPP provides guidance for public notices for the various stages of Consolidated Plan development, public hearings, and the public review of the proposed plan. Details of the city's outreach efforts are provided below:

PUBLIC HEARING: Two public hearings were held to discuss the proposed draft 2025-2029 Consolidated Plan, draft PY 2025 AAP, draft Citizen Participation Plan, and the draft Analysis of Impediments.

The first public hearing was held at the Housing and Human Services Commission (HHSC) meeting, at 235 S. Arizona Ave., Neighborhood Resources Conference Room, Chandler, AZ 85225 on February 12, 2025, at 6:00pm.

The second public hearing was held at the Housing and Human Services Commission (HHSC) meeting, at 235 S. Arizona Ave., Neighborhood Resources Conference Room, Chandler, AZ 85225 on March 5, 2025, at 6:00pm.

PUBLIC COMMENT PERIOD: The city held a public comment period from March 3, 2025, to April 4, 2025, to give citizens an opportunity to review and make comments on the draft Consolidated Plan, draft PY 2025 AAP, draft Citizen Participation Plan, and the draft Analysis of Impediments. The plan can be viewed at:

<https://www.chandleraz.gov/residents/neighborhood-resources/community-development/plans-and-reports>

COMMUNITY & STAKEHOLDER SURVEYS:

Community Survey Link: The city held a community survey online to gather public input on the housing and community development priority needs in the City of Chandler. The link to the survey was made available at: <https://www.research.net/r/Chandler-community>

Stakeholder Survey Link: The city held a stakeholder survey online to gather public input on the housing and community development priority needs in the City of Chandler. The link to the survey was made available at: <https://www.research.net/r/Chandler-Stakeholder>

The Consortium held a stakeholder survey online to gather public input on the housing and community development priority needs in Maricopa County which includes the City of Chandler. The link to the survey can be found at: <https://www.research.net/r/MaricopaConsortium-Stakeholder>

Details of citizen participation outreach for the draft Consolidated Plan and the draft PY 2025 AAP are also located in the PR-15.

5. Summary of public comments

PUBLIC COMMENT PERIOD: A summary of comments will be included after the comment period.

PUBLIC HEARING: A summary of comments will be included after both public hearings.

COMMUNITY & STAKEHOLDER SURVEYS: Surveys identified affordable housing, public improvements, and economic development as top priorities. Affordable housing needs included new affordable rental and homeownership options and ADA improvements. Public improvements focused on water quality, street improvements, and parks and recreational facilities, while economic development emphasized small business assistance and workforce development.

All comments and views will be accepted at the public hearing and public comment period review process. A summary of outreach efforts is located in the PR-15 Participation.

6. Summary of comments or views not accepted and the reasons for not accepting them

All comments or views were accepted at the public hearing and public comment period.

7. Summary

The city is dedicated to offering meaningful opportunities for residents to express their needs. This plan prioritizes addressing affordable housing, community development—both housing and non-housing—and providing supportive housing and services for individuals experiencing homelessness within the Chandler community. It also includes a comprehensive, coordinated strategy for implementing programs funded by CDBG and HOME funds.

The Consolidated Plan is comprised of several sections, including an assessment of the current housing and community needs of the area, a section detailing the needs of homeless individuals, a description of the publicly supported housing needs, information on the citizen participation process, a Strategic Plan, and the PY 2025 AAP. The Strategic Plan is an essential component of the Consolidated Plan, outlining the objectives and outcomes necessary to meet the identified needs. The PY 2025 AAP is the first of five annual action plans, which will detail how federal resources will be allocated each year to achieve the objectives identified in the Consolidated Plan. Additionally, each AAP will be evaluated to see the city's performance in meeting the Consolidated Plan's objectives. At the end of each program year, the city will complete a CAPER.

Not only are the priority needs in the city identified through the needs assessment and market analysis, but the city also determines these needs through a citizen participation process, which includes engagement with community nonprofit organizations and with members of the community.

Primary data sources for the Consolidated Plan include 2008-2012 & 2018-2022 American Community Survey (ACS) 5-Year Estimates, 2016-2020 Comprehensive Housing Affordability Strategy (CHAS) data, Longitudinal Employer-Household Dynamics (LEHD), Homeless Management Information System (HMIS), 2023 Point in Time Count and Housing Inventory Chart, Inventory Management System/PIH Information Center (PIC), HUD Income Limits, HUD Fair Market Rents and HOME Rent Limits and other local data sources. Data for map analysis came from the 2018-2022 ACS.

Analysis of Impediments to Fair Housing Choice

The Maricopa County HOME Consortium completed its most recent 2025 Analysis of Impediments to Fair Housing Choice (AI) in conjunction with this Consolidated Plan in February of 2025. The AI outlines 5 identified impediments to fair housing choice for the City of Chandler. The 2025 AI is an analysis of factors that may be potentially preventing access to fair housing choice in the community, and understanding the impediments to fair housing choice is an important step in addressing housing needs. The AI helps to provide information to decision makers in the community and assist in guiding the use of grant funds and other resources that target affordable housing. This plan has developed goals that will address the identified impediments over the next five years.

Contingency Provision for PY 2025 CDBG Allocation

At this time HUD has not yet announced the PY 2025 CDBG grant allocations. The allocation of \$1,432,855 is only an estimate of the anticipated PY 2025 grant allocation and is based on prior year awards. The city has a contingency provision per HUD notice CDP-25-02 to align final allocations with actual funding. Activity budgets will be adjusted on a project-by-project basis to match the announced allocation while ensuring compliance with grant regulations. Contingency provisions for each project are included in the AP-38 Project Summary.

The Process

PR-05 Lead & Responsible Agencies 24 CFR 91.200(b)

1. Describe agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

| Agency Role | Name | Department/Agency |
|--------------------|----------|-----------------------------------|
| CDBG Administrator | CHANDLER | Neighborhood Resources Department |

Table 1 – Responsible Agencies

Narrative

The City of Chandler is the “lead agency” for receiving CDBG funds. The City of Chandler is also a member of the Maricopa County HOME Consortium (HOME Consortium). Maricopa County Human Services Department – Housing and Community Development Division (MCHSD) is the “lead agency” for receiving HOME funds, on behalf of the HOME Consortium. The City of Chandler receives HOME funds as a participating member of the HOME Consortium. The Neighborhood Resources Department is responsible for the administration of the CDBG grant program and works in collaboration with Maricopa County to administer the HOME grant program. The City of Chandler Neighborhood Resources Department is also responsible for the submission of the Five-Year Consolidated Plan, AAP and the CAPER for the CDBG program and provides information regarding HOME-related activities in Chandler to Maricopa County for inclusion in their Five-Year Consolidated Plan, Annual Action Plan and the CAPER. The City of Chandler’s planned utilization of HOME funds is reflected in Maricopa County’s Consolidated Plan and Annual Action Plan.

Consolidated Plan Public Contact Information

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PR-10 Consultation – 91.100, 91.110, 91.200(b), 91.300(b), 91.215(I) and 91.315(I)

1. Introduction

The City of Chandler conducts extensive outreach to local organizations, the public, and elected officials to solicit input for the drafting and development of the 2025-2029 Consolidated Plan and PY 2025 AAP. This section discusses coordination between the city and its partners and lists the agencies and organizations that consulted and/or provided input in the development of the plan. The city conducted a stakeholder survey and, in collaboration with the Maricopa HOME Consortium, also utilized the consortium's stakeholder survey to gather input from local agencies and nonprofits. This feedback provided valuable insights into priority housing and community development needs, as well as funding priorities for the city and the broader region. The following section highlights these relationships, and the agencies and organizations consulted.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(I)).

The City of Chandler actively enhances coordination between public and assisted housing providers, private entities, and governmental health, mental health, and service agencies. Chandler maintains ongoing relationships with housing providers through collaborative initiatives, such as partnerships within the Maricopa HOME Consortium, to support affordable housing development and address community needs.

The city administers federal Housing Choice Voucher (Section 8) programs, providing rental assistance to very low-income families, the elderly, and individuals with disabilities. These programs aim to address housing needs and promote stability for Chandler's most vulnerable residents. Additionally, the city leverages CDBG and HOME funds to support local nonprofits and agencies offering critical services to individuals experiencing homelessness, housing instability, and other crises.

Through the Maricopa Association of Governments (MAG) Continuum of Care (CoC), Chandler collaborates with mental health providers, homeless shelters, service providers, and governmental agencies to assist homeless individuals and families. The City's Chandler Connect program provides navigation services and advocacy for individuals experiencing homelessness, helping them access workforce opportunities, housing resources, and supportive services. Additionally, the program offers direct outreach to unsheltered individuals to connect them with necessary care and support.

To bridge the digital divide, Chandler consults with high-speed internet providers serving low- and moderate-income households. Ensuring affordable internet access aligns with broader goals of improving quality of life for underserved populations.

The City of Chandler collaborates with agencies focused on emergency preparedness, hazard mitigation, and disaster response to ensure the safety and resilience of its community. Chandler works with the Maricopa County Department of Emergency Management (MCDEM) and participates in regional efforts, such as the Maricopa County Multi-Jurisdictional Hazard Mitigation Plan, to enhance disaster preparedness and recovery strategies. These efforts include coordinating with organizations like the Maricopa County Community Organizations Active in Disaster (MCCOAD) to streamline disaster response efforts and support vulnerable populations.

To address flood risks and manage water resources, Chandler partners with the Maricopa County Flood Control District. The city also works to promote sustainability and resilience through collaboration with regional entities focused on air quality, such as the Arizona Department of Environmental Quality (ADEQ) and the Maricopa County Air Quality Department. These partnerships help Chandler mitigate the impacts of natural disasters and climate-related challenges while supporting sustainable development and infrastructure improvements.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness

City staff works actively with the Maricopa Association of Governments (MAG) Continuum of Care (CoC), the regional umbrella organization overseeing efforts to address homelessness. Staff participates in regularly scheduled CoC meetings and annual point-in-time surveys to assess and address homelessness trends. Chandler has provided administrative support to supplement CoC initiatives and funding to agencies that make up MAG's CoC membership.

The City's Chandler Connect program, which provides homeless outreach and navigation services, includes staff dedicated to building relationships with unsheltered individuals and connecting them to housing and supportive services. Additionally, Chandler maintains a license for the Homeless Management Information System (HMIS), enabling staff to enter and access data, track service delivery, and monitor outcomes for homeless programs.

The MAG CoC plays a vital role in administering the county's coordinated entry system, ensuring individuals and families experiencing homelessness have equitable access to housing and services based on assessed needs. Coordinated entry works with service providers across the region to prioritize individuals for resources and streamline referrals to housing programs and support services. The HMIS, managed by MAG, serves as a data-driven tool for monitoring client information, reducing duplication of services, and prioritizing the most vulnerable populations for housing and assistance. Through this collaboration, Chandler ensures resources are allocated effectively to address homelessness within the city and across the county.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards and evaluate outcomes, and develop funding, policies and procedures for the administration of HMIS

City of Chandler does not receive ESG Funds. HMIS is administered and operated by the MAG CoC.

2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdictions consultations with housing, social service agencies and other entities

Table 2 – Agencies, groups, organizations who participated

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| 1 | Agency/Group/Organization | AZCEND |
| | Agency/Group/Organization Type | Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Anti-poverty Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed. |
| 2 | Agency/Group/Organization | Boys & Girls Clubs of the Valley |
| | Agency/Group/Organization Type | Services-Children Child Welfare Agency Regional organization |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homeless Needs - Families with children Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Anti-poverty Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed. |

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| 3 | Agency/Group/Organization | CARE Center |
| | Agency/Group/Organization Type | Services-Children Services-homeless Services-Health Health Agency |
| | What section of the Plan was addressed by Consultation? | Homeless Needs - Families with children Non-Homeless Special Needs Anti-poverty Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed. |
| 4 | Agency/Group/Organization | Child Crisis Arizona |
| | Agency/Group/Organization Type | Services - Housing Services-Children Services-Victims of Domestic Violence Services-homeless Services - Victims Child Welfare Agency |
| | What section of the Plan was addressed by Consultation? | Homeless Needs - Families with children Homelessness Needs - Unaccompanied youth Anti-poverty Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed. |
| 5 | Agency/Group/Organization | East Valley Jewish Community Center |
| | Agency/Group/Organization Type | Services-Children Services-Elderly Persons Services-Education |
| | What section of the Plan was addressed by Consultation? | Non-Homeless Special Needs Anti-poverty Strategy |

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| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed. |
| 6 | Agency/Group/Organization | Housing and Human Services commission |
| | Agency/Group/Organization Type | Services-Victims of Domestic Violence Other government - Local Business and Civic Leaders |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy Non-Homeless Special Needs Market Analysis |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | The commission makes funding recommendations to City Council for federal funds and general funds to address the human service needs of Chandler residents, particularly those households with low and moderate income. Commission members also invited to complete the survey. |
| 7 | Agency/Group/Organization | ICAN: Improving Chandler Area Neighborhoods |
| | Agency/Group/Organization Type | Services-Children Services-Education Services - Broadband Internet Service Providers Services - Narrowing the Digital Divide Child Welfare Agency |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homeless Needs - Families with children Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Anti-poverty Strategy |

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| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed. |
| 8 | Agency/Group/Organization | City of Chandler Housing and Redevelopment |
| | Agency/Group/Organization Type | Housing PHA Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless Service-Fair Housing Services - Victims Services - Broadband Internet Service Providers Services - Narrowing the Digital Divide Other government - Local |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Public Housing Needs Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Strategy Market Analysis Anti-poverty Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | This City division participated in public meetings and assisted in promoting survey participation from public housing and housing choice voucher residents. Works closely with Community Development, Development Services and Public Works in addressing resident needs. |
| 9 | Agency/Group/Organization | Mesa United Way |

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| | Agency/Group/Organization Type | Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless Services-Health Services-Education Services-Employment Service-Fair Housing Services - Victims Services - Broadband Internet Service Providers Services - Narrowing the Digital Divide Business and Civic Leaders |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed. |
| 10 | Agency/Group/Organization | City of Chandler - Development Services |
| | Agency/Group/Organization Type | Services - Broadband Internet Service Providers Services - Narrowing the Digital Divide Agency - Managing Flood Prone Areas Agency - Management of Public Land or Water Resources Agency - Emergency Management Other government - Local |
| | What section of the Plan was addressed by Consultation? | Homelessness Strategy Non-Homeless Special Needs Anti-poverty Strategy Lead-based Paint Strategy |

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| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | The agency was consulted through discussions about Maricopa County's strategies to reduce lead-based paint in housing and participation on the Arizona Lead Poisoning Prevention Coalition. The agency was also consulted through Human Services Department participation in the COVID 19 response as it relates to people experiencing homelessness. |
| 11 | Agency/Group/Organization | VALLEY OF THE SUN YMCA |
| | Agency/Group/Organization Type | Services-Children Services-Education Services - Broadband Internet Service Providers Services - Narrowing the Digital Divide Regional organization |
| | What section of the Plan was addressed by Consultation? | Homeless Needs - Families with children Non-Homeless Special Needs |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed. |
| 12 | Agency/Group/Organization | CHANDLER CODE ENFORCEMENT |
| | Agency/Group/Organization Type | Other government - Local |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Non-Homeless Special Needs |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | This City division works closely with Community Development in addressing resident needs. |
| 13 | Agency/Group/Organization | CHANDLER UNIFIED SCHOOL DISTRICT |
| | Agency/Group/Organization Type | Services-Children Services-Education Publicly Funded Institution/System of Care Other government - Local |
| | What section of the Plan was addressed by Consultation? | Homeless Needs - Families with children Non-Homeless Special Needs |

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| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed. |
| 14 | Agency/Group/Organization | Dignity Health Chandler Regional Medical Center |
| | Agency/Group/Organization Type | Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-Health Health Agency Publicly Funded Institution/System of Care Regional organization Business and Civic Leaders |
| | What section of the Plan was addressed by Consultation? | Homeless Needs - Families with children Non-Homeless Special Needs |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed. |
| 15 | Agency/Group/Organization | Mayor's Committee for People with Disabilities |
| | Agency/Group/Organization Type | Services-Persons with Disabilities Other government - Local Business and Civic Leaders |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Non-Homeless Special Needs |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Committee members invited to participate in completing the survey, increasing the likelihood of resident needs being addressed. |
| 16 | Agency/Group/Organization | Maricopa Association of Governments |

| | | |
|----|--|--|
| | Agency/Group/Organization Type | Housing Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Victims of Domestic Violence Services-homeless Other government - County Other government - Local Regional organization Planning organization Civic Leaders |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed. |
| 17 | Agency/Group/Organization | Maricopa Regional Continuum of Care |
| | Agency/Group/Organization Type | Housing Services - Housing Services-homeless Other government - County Other government - Local Publicly Funded Institution/System of Care Regional organization Planning organization Civic Leaders |

| | | |
|----|--|--|
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed. |
| 18 | Agency/Group/Organization | City of Chandler |
| | Agency/Group/Organization Type | Government /Local |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Non-Homeless Special Needs Market Analysis Anti-poverty Strategy Lead-based Paint Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | The City of Chandler- Cultural Development. This City department works closely with Community Development in addressing resident needs. The Community Development and Cultural Development have had ongoing discussions to identify proposed projects that will further enhance the Downtown Chandler area while benefitting residents who are low and moderate income and live in the area. |

Identify any Agency Types not consulted and provide rationale for not consulting

No organizations were intentionally left out of the public participation process. All comments and views were accepted and welcomed.

Other local/regional/state/federal planning efforts considered when preparing the Plan

| Name of Plan | Lead Organization | How do the goals of your Strategic Plan overlap with the goals of each plan? |
|--|---|---|
| Continuum of Care | Maricopa Association of Governments | The City of Chandler aligned its priorities in addressing housing for all incomes with the strategies identified by the Continuum of Care. |
| Chandler PHA Annual Administrative Plan | City of Chandler Housing and Redevelopment | The Chandler PHA focuses its efforts in providing affordable rental housing opportunities and access for participants to learn new skills and to move toward self-sufficiency. |
| Chandler Housing Needs Assessment – 2023 Update | City of Chandler Housing and Redevelopment | With the assistance from Gruen Gruen + Associates, the Chandler Housing and Redevelopment Division updated its previous housing assessments for Chandler in 2018, 2021, and 2022. The analysis incorporates the latest available housing data from authoritative sources, including the U.S. Census Bureau, Department of Housing and Urban Development (HUD), CoStar, and the Arizona Regional Multiple Listing Service. |
| Dignity Health Community Health Assessment | Dignity Health Chandler Regional Medical Center | The City of Chandler aligned its priorities in addressing housing for all incomes with the strategies identified in the Chandler Regional Medical Center, Community Health Assessment. |
| Analysis of Impediments to Fair Housing Choice | Maricopa County | The City of Chandler seeks to reduce impediments to fair housing choice for its residents by aligning its Fair Housing efforts with recommendations made in the regional Analysis of Impediments. |
| 2019 and 2024 Community Needs Assessment | Crescendo Consulting Group | The City of Chandler Community Development and Resources Division is utilizing this plan to consider funding priorities for allocation of federal funds and its general fund allocations for human services in Chandler. |
| Pathways Home: A Regional Homelessness Action Plan | Maricopa Association of Governments | The City of Chandler works collaboratively with local and tribal governments across Maricopa County to address homelessness through a robust regional approach. Plan Name: Pathways Home: A Regional Homelessness Action Plan for Local and Tribal Governments. |

| Name of Plan | Lead Organization | How do the goals of your Strategic Plan overlap with the goals of each plan? |
|--|--|---|
| Chandler Regional Medical Center-Community Benefit | Dignity Health Chandler Regional Medical Center | The City of Chandler aligned its priorities in providing housing/homelessness services with the strategies identified in the Chandler Regional Medical Center, Community Benefit 2021 Report and 2022 Plan. |
| Maricopa County 2023 CHNA Survey | Maricopa County Department of Public Health | The City of Chandler has reviewed and integrated findings from the Maricopa County Department of Health 2023 Community Health Needs Assessment Survey into the Plan. |

Table 3 – Other local / regional / federal planning efforts

Describe cooperation and coordination with other public entities, including the State and any adjacent units of general local government, in the implementation of the Consolidated Plan (91.215(I))

In developing the 2025-2029 Consolidated Plan and PY 2025 AAP, the City of Chandler engaged with multiple city departments, stakeholders, and regional partners to ensure a coordinated approach to addressing housing, homelessness, and community development needs. These consultations involved collaboration with numerous city departments, including Neighborhood Resources, Cultural Development, Development Services, Economic Development, and Public Works.

The Neighborhood Resources Department led efforts to gather input from local stakeholders, nonprofits, and housing providers to shape strategies for utilizing CDBG and HOME funds. Public Works provided valuable insights on infrastructure planning and disaster preparedness, including strategies to mitigate flood risks in CDBG-eligible areas. Economic Development contributed feedback on housing and economic development priorities to support workforce housing and address barriers to economic growth for low- and moderate-income households. Cultural Development has identified two public improvement projects in the Chandler Downtown area that will benefit low- and moderate-income households in the area. Development Services has assisted in the planning and development of new affordable housing units in Chandler and also evaluates census block data to identify the number of low- and moderate-income households by census tract.

Chandler aims to strengthen collaboration with the State of Arizona and neighboring jurisdictions to address shared housing and community development challenges. The city is also committed to enhancing partnerships with broadband providers to address the digital divide and exploring opportunities to coordinate discharge planning with institutions serving individuals at risk of homelessness.

The city also collaborated with the MAG CoC to allocate ESG resources and coordinated with regional partners to guide the distribution of Housing Opportunities for Persons with AIDS (HOPWA) funds. Moving forward, Chandler aims to enhance consultation efforts with the State of Arizona and neighboring municipalities, strengthening regional collaboration on housing, homelessness, and community

development. The city is also exploring ways to deepen its partnerships with broadband providers and institutions involved in discharge planning for individuals at risk of homelessness.

DRAFT

PR-15 Citizen Participation – 91.105, 91.115, 91.200(c) and 91.300(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal setting

The City of Chandler has adopted its HUD approved Citizen Participation Plan (CPP) as per 24 CFR 91.105, which sets forth the city's policies and procedures for citizen participation of the Consolidated Plan and first year 2025 AAP. The CPP provides details about the public notice requirements for all meetings and the various stages of Consolidated Plan development, public hearings before the citizens of the City and City Council, accommodations for persons with disabilities, and the conduct of public review of draft documents. Adhering closely to the CPP, the City held a public comment period and two public hearings. Details of these outreach efforts are provided in the table below.

Citizen Participation Outreach

| Sort Order | Mode of Outreach | Target of Outreach | Summary of response/attendance | Summary of comments received | Summary of comments not accepted and reasons | URL |
|------------|------------------|------------------------------|--|--|--|-----|
| 1 | Public Meeting | Non-targeted/broad community | A public meeting was held on September 11, 2024, at 1:00p.m., Arizona State University Innovation Center, 249 E Chicago St Chandler, AZ 85225 to gather feedback on community needs from residents that have received assistance from city programs. There were XX people in attendance. | Residents highlighted the need for rental assistance, better public transportation, senior and special needs housing, tiny home communities, and improved outreach on landlord incentives. | All comments were accepted. | |
| 2 | Public Meeting | Non-targeted/broad community | A public meeting was held on September 11, 2024, at 3:30p.m., in Arizona State University Innovation Center, 249 E Chicago St Chandler, AZ 85225 to gather feedback on community need from stakeholders. There were XX people in attendance with XX representing their organizations. | Attendees sought clarification on program funding and report generation, emphasized continuing existing efforts, and encouraged innovation to attract a younger, skilled workforce. | All comments were accepted. | |

| Sort Order | Mode of Outreach | Target of Outreach | Summary of response/attendance | Summary of comments received | Summary of comments not accepted and reasons | URL |
|------------|------------------|--|---|---|--|-----|
| 3 | Public Hearing | <p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish</p> <p>Persons with disabilities</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p> | Two public hearings were held. One public hearing was held at the Housing and Human Services Commission (HHSC) meeting on February 12, 2025, during the development of the draft plan, and a second public hearing was held at the HHSC meeting on March 5, 2025, during the public comment period. | All comments received will be included in the final report. | n/a | |

| Sort Order | Mode of Outreach | Target of Outreach | Summary of response/attendance | Summary of comments received | Summary of comments not accepted and reasons | URL |
|------------|-------------------|--|--|---|--|---------------------|
| 4 | Internet Outreach | <p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish</p> <p>Non-targeted/broad community</p> <p>Residents of Public and Assisted Housing</p> <p>Non-profits</p> | <p>The city utilized social media and the city's website to communicate throughout the development of the City of Chandler's 2025-2029 Consolidated Plan and 2025 AAP, providing several opportunities for public input and comment. The draft plans were made available on the city's website during the 30-day public comment period for all interested parties to view and provide comment. Public notices were also posted (in English and Spanish) on the city's website announcing the public meeting, public hearings, and 30-day public comment period.</p> <p>https://www.chandleraz.gov/residents/neighborhood-resources/community-development/plans-and-reports</p> | All comments received will be included in the final report. | n/a | See summary for URL |

| Sort Order | Mode of Outreach | Target of Outreach | Summary of response/attendance | Summary of comments received | Summary of comments not accepted and reasons | URL |
|------------|---------------------|--|---|------------------------------|--|-----|
| 5 | Newspaper Ad | Minorities Non-English Speaking - Specify other language: Spanish Non-targeted/broad community | Public notices were posted on the city's website and City Clerk's office providing the public with information about upcoming public meetings and public hearings. Public notices for public hearings were made available in English and Spanish and posted in a local newspaper with general circulation in the community, and also posted in the Neighborhood Resources office. | n/a | n/a | |
| 6 | Stakeholder Meeting | Non-targeted/broad community | A stakeholder meeting was held virtually via Microsoft Teams on July 9, 2024, at 2:30 to 4:00p.m. to gather feedback on affordable housing needs in Maricopa County. There were 45 people in attendance with 37 representing their organizations. | There were no comments. | All comments were accepted. | |

| Sort Order | Mode of Outreach | Target of Outreach | Summary of response/attendance | Summary of comments received | Summary of comments not accepted and reasons | URL |
|------------|---------------------|------------------------------|--|--|--|-----|
| 7 | Stakeholder Meeting | Non-targeted/broad community | A stakeholder meeting was held virtually via Microsoft Teams on July 10, 2024, at 2:30 to 4:00p.m. to gather feedback on community development and public services in Maricopa County. There were 20 people in attendance with 15 representing their organizations. | There was one comment made in the stakeholder meeting. A member of the local Social Security Administration office provided information on how to help clients access their SS benefit statements as it relates to income documentation. | All comments were accepted. | |
| 8 | Stakeholder Meeting | Non-targeted/broad community | A stakeholder meeting was held virtually via Microsoft Teams on July 11, 2024, at 2:30 to 4:00p.m. to gather feedback on homeless needs in Maricopa County. There were 20 people in attendance, and half were from the County homeless services division, and the others were from local city members. | There was one comment made in the stakeholder meeting. How are CDBG public services funds allocated to homeless programming. | All comments were accepted. | |

| Sort Order | Mode of Outreach | Target of Outreach | Summary of response/attendance | Summary of comments received | Summary of comments not accepted and reasons | URL |
|------------|------------------|------------------------------|---|---|--|-----|
| 9 | Community Survey | Non-targeted/broad community | <p>The city offered an online community survey to gather input on the housing, fair housing, community development and homeless needs in Chandler. See below the link to the survey.</p> <p>https://www.research.net/r/Chandler-Community</p> | <p>The Community Survey highlighted concerns about affordable housing, economic development, and infrastructure. Residents cited rising housing costs as a major challenge, along with the need for homelessness services, mental health support, and senior programs. Many emphasized the need for expanded housing assistance programs, while respondents also prioritized public improvement projects, workforce development, small business support, and public services.</p> | All comments were accepted. | |

Consolidated Plan

CHANDLER

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| Sort Order | Mode of Outreach | Target of Outreach | Summary of response/attendance | Summary of comments received | Summary of comments not accepted and reasons | URL |
|------------|--------------------|--|--|--|--|-----|
| 10 | Stakeholder Survey | Non-targeted/broad community Nonprofits | <p>The city offered an online stakeholder survey to gather input on the housing, fair housing, community development and homeless needs in Chandler. Additionally, in partnership with Maricopa County, offered an online stakeholder survey. See below the link to each survey.</p> <p>https://www.research.net/r/Chandler-Stakeholder</p> <p>https://www.research.net/r/MaricopaConsortium-Stakeholder</p> | The stakeholder survey highlighted affordable housing shortages, rising costs, and regulatory barriers. Stakeholders prioritized homelessness services, mental health programs, workforce training, and infrastructure improvements, stressing the need for better program coordination and funding. | All comments were accepted. | |

Needs Assessment

NA-05 Overview

Needs Assessment Overview

The City of Chandler is a member of the Maricopa County HOME Consortium, and as such, much of its housing needs data is captured at the Consortium level in the county's Consolidated Plan. This overview provides a snapshot of some of the non-housing city's needs.

To ensure efficient and effective resource allocation, Chandler must assess the broader community development needs that extend beyond housing. This section focuses on analyzing key demographic and economic indicators to provide a comprehensive foundation for grant management, particularly in the realm of non-housing community development. By leveraging data from state, local, and federal sources—including the U.S. Census Bureau, HUD, and the Bureau of Labor Statistics—Chandler can identify critical needs and trends related to population, income, and household demographics.

Factors such as public facility requirements, workforce and economic development needs, and accessibility of public services are evaluated to guide CDBG resources distribution effectively. By addressing these non-housing development needs strategically, the City can enhance community vitality and support sustainable, inclusive growth across Chandler.

The City of Chandler's community survey cited the top priority need is affordable housing, with residents emphasizing the demand for new affordable rental and homeownership opportunities, senior housing, and rehabilitation assistance, such as HVAC repairs. Public improvements ranked as the second highest priority, particularly in water quality, street improvements, and neighborhood cleanups. Economic development was the third most pressing concern, with a strong focus on small business assistance, workforce development, and job creation. Other critical community needs included mental health services, senior services, homelessness prevention, youth activities, and crime prevention programs. Housing affordability remains a significant challenge, exacerbated by rising rents, increased property taxes, and absentee landlords. These findings underscore the community's call for strategic investment in housing, infrastructure, and economic opportunities to enhance the quality of life for Chandler residents.

NA-50 Non-Housing Community Development Needs – 91.215 (f)

Describe the jurisdiction's need for Public Facilities:

Chandler, AZ, continues to expand, which has heightened the demand for public facilities that support its residents' well-being and quality of life. The city recognizes the importance of maintaining high standards in public spaces and amenities to encourage community engagement, physical health, and cultural activities. These needs are essential for enhancing Chandler's appeal and ensuring it remains a vibrant, inclusive community.

- **Arts and Cultural Facilities:** Resident feedback highlights increasing interest in arts and culture, emphasizing the need for additional spaces for creative engagement, including community centers, public art installations, and Artistic Imaginative Alleyway Activation projects.
- **Recreational Facilities:** Residents have expressed a desire for more community gardens, trails, splash pads, indoor pools, and adventure areas to promote health and social connection.
- **Public Safety Infrastructure:** Resident feedback indicates a strong desire to focus on public safety improvements, including enhancing emergency response capabilities, upgrading fire stations, and expanding community safety initiatives to ensure a secure and well-protected environment for all residents.
- **Homeless Services and Transitional Housing:** Resident feedback highlights the need for facilities that provide temporary housing and connect individuals to life-success programs to support those transitioning to independence. Expanding homeless services and transitional housing options would help address housing instability and provide essential resources for long-term stability.

How were these needs determined?

The city used a combination of surveys, assessments, and public consultations to determine these facility needs. A Parks Needs Assessment Survey gathered resident input on desired recreational facilities, while public feedback sessions provided insights into the demand for arts and cultural spaces. City planning documents, including various needs assessments and surveys, analyzed community demographics and identified service gaps, ensuring public facility projects are aligned with current and anticipated community needs.

Describe the jurisdiction's need for Public Improvements:

As Chandler's population grows, the city must upgrade and expand its infrastructure to provide safe, accessible, and sustainable urban environments. Public improvements are vital for supporting both existing residents and anticipated growth while modernizing infrastructure to meet current standards. Addressing these needs also helps enhance transportation, energy efficiency, and public spaces.

- **Street and Utility Infrastructure:** Ongoing upgrades to the more than 2,080 lane miles of streets as well as upgrades to the already existing utilities ensure that residents and businesses receive reliable services and safe, well-maintained roads.
- **Ashley Trail and Paseo Trail Connection:** The City of Chandler, in partnership with the Maricopa Association of Governments, is working on creating safer trail connections across major roads in the city. The purpose is to increase the safety of pedestrians, bicyclists, and drivers.
- **Shared-Use Pathways:** The city is working on new pathways along canals to promote safe, alternative transportation modes for pedestrians and cyclists.
- **LED Streetlight Conversion Program:** Transitioning to energy-efficient LED streetlights across the city reduces electricity costs and long-term maintenance needs. Around a third of the 28,000+ streetlights have already been converted in this program.
- **City Water Conservation:** Chandler has developed the Retention Basin Turf to Xeriscape Program where the city is implementing strategies to reduce municipal ornamental grass to reduce city water use. The city has initiated several projects to convert turf retention basins to xeriscape design principles to conserve water.

By focusing on these improvements, Chandler is taking steps to create a more resilient and sustainable urban environment, ensuring the city remains attractive and livable.

How were these needs determined?

These improvement needs were identified through strategic planning and community feedback. The Transportation Master Plan outlined key projects, such as shared-use pathways, to enhance pedestrian and cyclist safety. Energy audits recommended LED streetlight conversions to reduce costs and environmental impact. Additionally, feedback from residents through public meetings and surveys underscored the importance of maintaining high-quality infrastructure to support quality of life.

Describe the jurisdiction's need for Public Services:

Chandler's public service needs reflect the city's commitment to supporting a diverse population with essential services that foster well-being and social equity. As a rapidly growing community, Chandler prioritizes services that address the needs of varied socio-economic backgrounds, from homelessness prevention to healthcare and educational access. These services are crucial to ensuring all residents have the resources necessary to thrive.

- **Human Services:** There is an ongoing need for programs supporting homelessness prevention, affordable housing, and assistance for low- and moderate-income households.
- **Health Services:** Enhanced health services are needed to improve community wellness, including programs that promote physical fitness and preventative care.
- **Educational Programs:** Opportunities for skill development and education can help improve residents' quality of life and expand career pathways.

Investing in these public services not only strengthens the community but also promotes an inclusive environment where everyone has access to resources, they need for a fulfilling life.

How were these needs determined?

Public service needs were identified through extensive assessments, surveys, and consultations. The city's 2019 Community Needs Assessment (CNA) evaluated key areas of concern, especially for human services and housing. The most recent Maricopa County Community Health Needs Assessment (CHNA), conducted by Maricopa County, identified needed services and provided data on healthcare gaps and community health trends. Public consultations, including surveys and focus groups, helped to further pinpoint and prioritize these needs. This comprehensive approach ensures that Chandler's public services are both responsive and proactive in addressing the community's needs.

Survey feedback highlighted specific areas where residents see a need for expanded public services. Key priorities identified include veterans assistance, adult autism services, domestic violence support and protection for abused children, homelessness services, and mental health resources. These insights will help guide future investments and service expansions to address the most pressing concerns of Chandler's residents.

There is significant overlap between the needs identified in the CAN, CHNA and the survey, particularly in areas such as housing, mental health services and homelessness support, reinforcing the importance of targeted investment in these areas.

Discussion:

The 2023 Community Health Needs Assessment (CHNA) Community Health Survey for Chandler, conducted by Maricopa County, gathered insights from 1,062 residents, offering a comprehensive look

into the city's assets, challenges, and areas for potential improvement. This diverse survey captured responses across various racial, age, and income groups, providing a rich understanding of community perspectives. Residents widely praised Chandler's parks, green spaces, libraries, community centers, and access to educational events, identifying these as some of the city's most valued resources. A strong sense of safety within neighborhoods was also a consistent highlight, reflecting positively on Chandler's overall quality of life and community cohesion.

Despite these strengths, the survey illuminated several areas where residents find resources to be lacking. Access to affordable housing emerged as a top concern, with many respondents feeling that current housing options do not meet their needs and are financially restrictive. Public transportation also received mixed feedback, with some residents noting that existing transit options limit mobility and access to jobs and services, especially for those without personal vehicles. Additionally, respondents expressed a desire for stronger communication channels with local leadership, suggesting that more transparent and responsive engagement would improve trust and involvement in community matters.

Health-related challenges also featured prominently in the survey, with issues like anxiety, depression, and high blood pressure affecting a significant number of residents. Many cited the need for more accessible mental and physical healthcare, including extended hours for medical appointments to accommodate working families and reduce barriers to care. To enhance quality of life, residents emphasized the importance of expanding affordable housing, increasing transportation options, and improving access to healthcare services. These findings indicate that while Chandler's community assets are widely appreciated, addressing gaps in housing, transit, and health services would better serve the city's growing and diverse population, helping ensure Chandler continues to be a thriving and supportive place for all residents.

Housing Market Analysis

MA-05 Overview

Housing Market Analysis Overview:

The Housing Market Analysis provides data that is complementary to the information laid out in the Needs Assessment. It provides insight into what types of private and public housing are available, and the cost and condition of existing housing. Similar to the Needs Assessment, much of the city's data is captured at the Consortium level in the Consolidated Plan. This overview provides a snapshot of some of those community and housing needs.

This section examines Chandler's diverse economy, quality of life, infrastructure assets, population diversity, employment trends, and housing market, identifying strengths, potential improvements, and strategic opportunities. Chandler's transformation into a high-tech and business-oriented hub has strengthened its regional influence, bolstered by dynamic employment sectors, a skilled workforce, and forward-thinking development strategies.

Quality of life remains central to Chandler's appeal, supported by accessible city services, parks, cultural events, and a variety of community amenities. These features, along with a focus on public safety and recreational resources, create a vibrant environment for residents. The city's infrastructure and transportation networks, including major freeways and a centrally located airport, enhance connectivity for both residents and businesses, supporting the city's economic and population growth.

Chandler's proactive efforts in workforce development and housing seek to address evolving demands, ensuring residents are equipped for high-demand fields and that housing options remain accessible and diverse. As Chandler continues to leverage its assets and address emerging needs, it is well-positioned to offer a sustainable, high-quality living environment that attracts both residents and businesses, fostering long-term economic vitality and resilience.

MA-45 Non-Housing Community Development Assets – 91.215 (f)

Introduction

This section provides an overview of Chandler's economic development, with a focus on key areas such as business sector employment, unemployment rates, commuting times, and education attainment levels. The accompanying table outlines employment distribution across the city's business sectors. Additionally, the analysis delves into trends in unemployment, average commuting times for workers, and educational attainment, all of which play significant roles in shaping Chandler's economic landscape and future growth.

Economic Development Market Analysis

Business Activity

| Business by Sector | Number of Workers | Number of Jobs | Share of Workers % | Share of Jobs % | Jobs less workers % |
|---|-------------------|----------------|--------------------|-----------------|---------------------|
| Agriculture, Mining, Oil & Gas Extraction | 679 | 142 | 0.5% | 0.1% | 0% |
| Arts, Entertainment, Accommodations | 12,516 | 12,183 | 8.5% | 8.7% | 0% |
| Construction | 8,473 | 7,115 | 5.8% | 5.1% | 0% |
| Education and Health Care Services | 31,030 | 23,825 | 21.1% | 17.0% | 0% |
| Finance, Insurance, and Real Estate | 17,338 | 18,175 | 11.8% | 13.0% | 5% |
| Information | 3,429 | 1,770 | 2.3% | 1.3% | 0% |
| Manufacturing | 18,175 | 25,501 | 12.4% | 18.2% | 29% |
| Other Services | 5,306 | 2,990 | 3.6% | 2.1% | 0% |
| Professional, Scientific, Management | 19,249 | 20,256 | 13.1% | 14.4% | 5% |
| Public Administration | 4,571 | 1,760 | 3.1% | 1.3% | 0% |
| Retail Trade | 15,704 | 17,252 | 10.7% | 12.3% | 9% |
| Transportation and Warehousing | 6,860 | 3,866 | 4.7% | 2.8% | 0% |
| Wholesale Trade | 3,720 | 5,359 | 2.5% | 3.8% | 31% |
| Total | 147,050 | 140,194 | - | - | -5% |

Table 45 - Business Activity

Data Source: 2017-2021 ACS (Workers), 2021 Longitudinal Employer-Household Dynamics (Jobs)

Share of Workers

The worker-to-job imbalance in Chandler highlights a significant need to create more local employment opportunities for the city's large workforce. Currently, Chandler's labor force comprises 147,050 residents, yet there are only 140,194 jobs within the city. Additionally, many business sectors have fewer positions than there are skilled workers available, leading many Chandler residents to commute outside the city for work. This imbalance results in approximately 7,000 workers relying on employment elsewhere, which can increase commute times and diminish overall quality of life for residents.

Conversely, Chandler has a surplus of jobs in certain sectors, notably in Manufacturing and Wholesale Trade. In Manufacturing, about 29% of available jobs remain vacant, while in Wholesale Trade, 31% of positions are unfilled. Other sectors with considerable numbers of unfilled roles include Retail Trade, Professional, Scientific, and Management, as well as Finance, Insurance, and Real Estate. This indicates an oversupply of positions in these fields compared to the qualified local workforce.

Increasing job opportunities in sectors that align with the city's workforce skills could help bridge this gap, better balancing local jobs with local talent. This approach could not only ease commuting demands for Chandler's residents but also stimulate economic growth by retaining more income and activity within the city.

Labor Force

| | |
|--|---------|
| | |
| Total Population in the Civilian Labor Force | 156,211 |
| Civilian Employed Population 16 years and over | 150,276 |
| Unemployment Rate | 2.9% |
| Unemployment Rate for Ages 16-24 | 4.2% |
| Unemployment Rate for Ages 25-65 | 2.3% |

Table 46 - Labor Force

Data Source: 2018-2022 ACS, BLS Local Area Unemployment Statistics 2023

Data Comments All data except Unemployment Rate from 2018-2022 ACS
Unemployment Rate from 2023 BLS Local Area Unemployment Statistics

Unemployment

Chandler, AZ, utilizes several data sources to measure unemployment, each providing valuable insights. The U.S. Census Bureau's American Community Survey (ACS) offers annual unemployment data by census tract, useful for geographic comparisons across the city. Additionally, the Bureau of Labor Statistics (BLS) provides monthly, city-level unemployment data, which helps monitor overall employment trends in real time.

| Jan | Feb | March | April | May | June | July | Aug | Sept | Oct | Nov | Dec |
|-----|-----|-------|-------|-----|------|------|-----|------|-----|-----|-----|
| 2.8 | 2.8 | 2.8 | 2.7 | 3.0 | 3.2 | 3.3 | 3.4 | 3.3 | 3.3 | 3.0 | 3.0 |

Table 1 - Unemployment Rate in 2023, BLS – Chandler, AZ

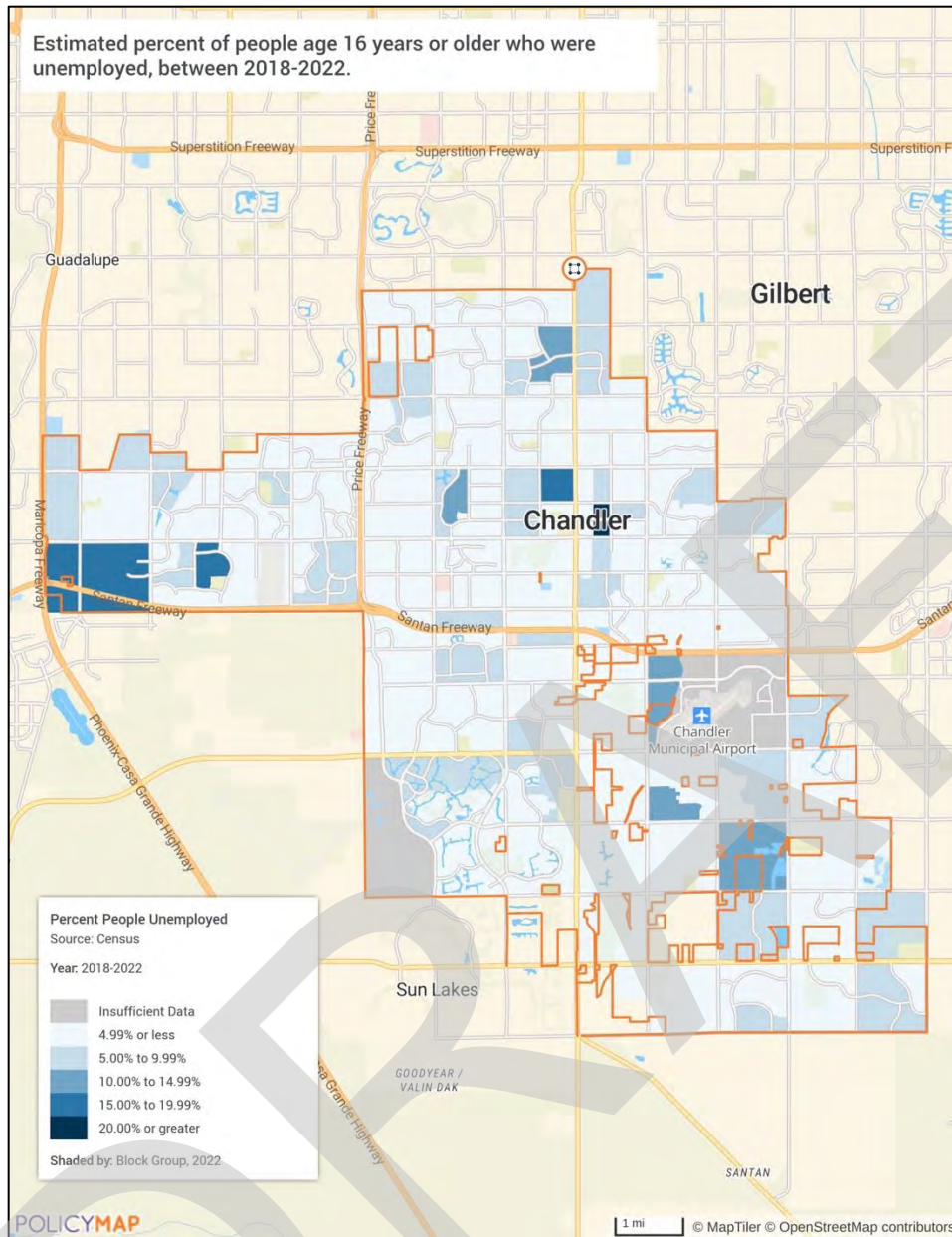
In 2023, Chandler maintained a stable unemployment rate with only slight fluctuations, averaging 3.1% for the year, which is below the national rate of 3.8%. This consistent, low unemployment suggests a resilient job market where residents can readily find employment within the city or nearby, supporting a strong local economy and high workforce participation.

Chandler's overall low unemployment rate is a positive indicator of economic health, demonstrating that local job opportunities align well with the skills of the workforce. However, several employment sectors in the city have a surplus of skilled workers relative to the number of available positions. Expanding job

opportunities in these sectors, along with targeted training and education programs, could help balance the local workforce, reduce commuting needs, and further strengthen Chandler's economic growth.

Unemployment Rate

The following map reveals a generally low unemployment presence across Chandler, with most areas maintaining rates below 5%. While this reflects a strong employment landscape for the majority of the city, there are a few notable areas with unemployment rates exceeding 10%, dispersed throughout Chandler. This distribution suggests localized economic challenges, highlighting disparities that may correlate with social or demographic factors. Addressing these variations could be instrumental in fostering balanced economic opportunities citywide, ultimately strengthening employment rates and reducing disparities across neighborhoods.



Percent of People Unemployed

Occupations by Sector

| Occupations by Sector | Number of People |
|---|------------------|
| Management, business and financial | 75,275 |
| Farming, fisheries and forestry occupations | 63 |

| Occupations by Sector | Number of People |
|--|------------------|
| Service | 19,414 |
| Sales and office | 34,179 |
| Construction, extraction, maintenance and repair | 8,759 |
| Production, transportation and material moving | 12,586 |

Table 47 – Occupations by Sector

Data Source: 2018-2022 ACS

Occupations by Sector

The "Occupations by Sector" data highlights Chandler's strength in high-skilled employment, with over 75,000 residents working in Management, Business, and Financial occupations. This sector leads by a significant margin, underscoring Chandler's status as a professional and business-oriented community.

While Sales and Office (34,179) and Service (19,414) occupations also provide substantial employment, sectors like Construction, Extraction, Maintenance, and Repair (8,759) and Production, Transportation, and Material Moving (12,586) are less represented, indicating a potential lack of workforce diversity. The minimal presence in Farming, Fisheries, and Forestry (63) aligns with Chandler's urban profile but limits opportunities in agriculture-related fields.

Overall, Chandler's employment base appears strong in professional sectors, though a more balanced distribution might be achieved by expanding roles in technical and trades industries, which could enhance job diversity for residents.

Travel Time

| Travel Time | Number | Percentage |
|--------------------|---------|------------|
| < 30 Minutes | 97,490 | 65.8% |
| 30-59 Minutes | 43,707 | 29.5% |
| 60 or More Minutes | 6,964 | 4.7% |
| <i>Total</i> | 148,161 | 100% |

Table 48 - Travel Time

Data Source: 2018-2022 ACS

Commute Travel Time

In Chandler, commuting times for most residents remain relatively short, supporting a positive work-life balance for the city's workforce. Almost two-thirds of commuters (65.8%), or 97,490 individuals, travel less than 30 minutes each way, while another 29.5%, or 43,707 people, have moderate commutes of 30 to 59 minutes. Only 4.7%, equating to 6,964 residents, endure longer travel times of an hour or more. This pattern indicates that the majority of Chandler's workforce benefits from convenient commutes, which likely enhances job satisfaction and quality of life.

Education:

Educational Attainment by Employment Status (Population 16 and Older)

| Educational Attainment | In Labor Force | | Not in Labor Force |
|---|-------------------|------------|--------------------|
| | Civilian Employed | Unemployed | |
| Less than high school graduate | 5,145 | 712 | 2451 |
| High school graduate (includes equivalency) | 21,350 | 685 | 4428 |
| Some college or associate's degree | 35,368 | 901 | 6825 |
| Bachelor's degree or higher | 63,859 | 1348 | 9,732 |

Table 49 - Educational Attainment by Employment Status

Data Source: 2018-2022 ACS

The table above details educational attainment by employment status for persons 16 years of age and older within the City. Unemployment is lower and labor force participation is generally higher for residents who have achieved a higher level of educational attainment.

Educational Attainment by Age

| | Age | | | | |
|---|-----------|-----------|-----------|-----------|---------|
| | 18–24 yrs | 25–34 yrs | 35–44 yrs | 45–65 yrs | 65+ yrs |
| Less than 9th grade | 409 | 435 | 1,073 | 2,056 | 1,575 |
| 9th to 12th grade, no diploma | 2,269 | 1,086 | 1,189 | 1,996 | 1,570 |
| High school graduate, GED, or alternative | 7,919 | 7,283 | 5,371 | 12,303 | 7,820 |
| Some college, no degree | 6,805 | 9,414 | 8,146 | 14,152 | 7,833 |
| Associate's degree | 1,439 | 3,979 | 3,705 | 7,206 | 3,247 |
| Bachelor's degree | 3,414 | 14,140 | 13,073 | 20,153 | 7,173 |
| Graduate or professional degree | 202 | 5,265 | 8,397 | 13,616 | 5,130 |

Table 50 - Educational Attainment by Age

Data Source: 2018-2022 ACS

Educational Attainment by Age

The table above details educational attainment by age for persons 18 years of age and older within the city. As expected, older residents tend to have a higher level of education than younger residents. However, there is still a significant number of people who are older and lack even a high school diploma. There are nearly 11,000 people over the age of 25 who don't have a high school diploma or equivalent.

Educational Attainment – Median Earnings in the Past 12 Months

| Educational Attainment | Median Earnings in the Past 12 Months |
|---|---------------------------------------|
| Less than high school graduate | \$33,610 |
| High school graduate (includes equivalency) | \$39,662 |
| Some college or associate's degree | \$50,112 |
| Bachelor's degree | \$72,783 |
| Graduate or professional degree | \$98,285 |

Table 51 – Median Earnings in the Past 12 Months

Data Source: 2018-2022 ACS

Median Earnings by Educational Attainment

Educational attainment plays a crucial role in shaping potential earnings and financial stability in Chandler. Individuals with higher education levels earn significantly more, with a person holding a bachelor's degree typically making nearly double the income of someone with a high school diploma. Those with a graduate or professional degree can expect earnings roughly two and a half times greater than high school graduates. Over a career, this disparity becomes even more pronounced: someone with a bachelor's degree working from age 23 to 62 can anticipate lifetime earnings of around \$2.9 million, nearly double the \$1.5 million for a high school graduate working from age 18 to 62. This difference in lifetime earnings not only impacts individual wealth accumulation but also enhances access to homeownership, investments, and retirement savings, all of which contribute to long-term financial security.

Based on the Business Activity table above, what are the major employment sectors within your jurisdiction?

In Chandler, the Manufacturing sector is a key driver of the local economy, representing approximately 18% of the city's total job pool. Despite its significance and the high number of job opportunities, this sector faces a substantial labor gap, with around 29% of its 25,501 positions unfilled. This shortage is likely influenced by new positions becoming available from Intel's recent expansion in Chandler, which is expected to bring a total of 30,000 jobs to the area over the coming years.

In contrast, the Education and Health Care Services sector employs the highest number of residents, with nearly 24,000 individuals working in this field. However, an excess of skilled workers in this sector often finds themselves seeking employment in other industries or commuting outside Chandler due to limited

job availability locally. Together, these roles support both Chandler's economy and its workforce, but addressing sector-specific imbalances could enhance job alignment and reduce the need for commuting.

Describe the workforce and infrastructure needs of the business community:

Chandler has established itself as a hub for innovation and business growth, attracting a diverse range of industries. To sustain and enhance this trajectory, the business community identifies key workforce and infrastructure needs:

Workforce Needs:

- **Skilled Labor Availability:** Chandler's businesses require a steady influx of skilled professionals, particularly in sectors like technology, manufacturing, and healthcare. The city benefits from a large, educated workforce, with over 1 million workers within a 30-minute commute and 49% of adult residents holding a bachelor's degree. Additionally, the presence of more than 40 regional universities and institutions of higher learning, including Arizona State University and the University of Arizona, contributes to a continuous influx of qualified graduates.
- **Workforce Development Programs:** To address evolving industry demands, businesses emphasize the importance of targeted training and development initiatives. The Chandler Chamber of Commerce supports this through partnerships between businesses and educational institutions, aiming to create a stronger, highly skilled workforce.

Infrastructure Needs:

- **Transportation and Accessibility:** Efficient transportation networks are vital for business operations. Chandler offers access to major freeways, including I-10, Loop 101, Loop 202, and U.S. 60, facilitating regional, national, and global connectivity. The city's proximity to Phoenix Sky Harbor International Airport and Phoenix-Mesa Gateway Airport further enhances its accessibility.
- **Utility Infrastructure:** Reliable utilities are essential for business continuity. Chandler provides high-capacity utilities through providers like Salt River Project (SRP), Arizona Public Service (APS), and Southwest Gas. The city also maintains a redundant water system to ensure consistent delivery under any conditions, supporting both residential and business needs.
- **Technological Infrastructure:** In today's digital economy, robust telecommunications infrastructure is crucial. Chandler boasts an extensive, high-speed, and wireless telecommunications network, supporting the needs of its high-tech industries and businesses.

By addressing these workforce and infrastructure needs, Chandler aims to foster a conducive environment for business growth and innovation, ensuring the city's economic vitality and competitiveness in the years to come.

DRAFT

Describe any major changes that may have an economic impact, such as planned local or regional public or private sector investments or initiatives that have affected or may affect job and business growth opportunities during the planning period. Describe any needs for workforce development, business support or infrastructure these changes may create.

Chandler is experiencing significant developments poised to impact its economic landscape, job market, and business growth opportunities.

Major Investments and Initiatives:

- **Intel's Expansion:** In March 2024, President Joe Biden announced a substantial investment agreement with Intel, providing up to \$8.5 billion in direct funding and \$11 billion in loans to enhance computer chip production facilities across the United States, including Chandler. This initiative aims to boost the U.S. share of advanced chip production from 0% to 20%, with Intel planning to invest in facilities in Arizona, Ohio, Oregon, and New Mexico. Intel has already broken ground in Chandler and the agreement is expected to create approximately 30,000 jobs and enable Intel to make \$100 billion in investments over the next five years, significantly contributing to Chandler's economic growth.
- **The District Downtown Project:** In September 2024, Chandler's Planning and Zoning Commission approved The District Downtown project, a key development aimed at enhancing the city's downtown area. This project is expected to attract new businesses, increase foot traffic, and stimulate economic activity in the heart of Chandler.

Implications for Workforce Development, Business Support, and Infrastructure:

- **Workforce Development Needs:** The influx of jobs, particularly in advanced manufacturing and technology sectors, necessitates targeted workforce development programs. Chandler has proactively addressed this by launching the Chandler Career Center platform in partnership with Pipeline AZ, a workforce development initiative designed to enhance the local job market and talent pipeline. This platform aims to streamline the connection between Chandler's skilled workforce and employment opportunities within its thriving business community.
- **Business Support Requirements:** The expansion of industries and the downtown revitalization project will require support for small and medium-sized enterprises (SMEs) to integrate into the evolving economic environment. The Chandler Chamber of Commerce plays a pivotal role in this aspect, offering resources and programs to assist businesses in adapting to new opportunities and challenges.
- **Infrastructure Demands:** The anticipated growth will place increased demands on Chandler's infrastructure, including transportation, utilities, and public services. The city has been proactive in addressing these needs through various projects. For instance, the reconstruction of Fire Station No. 282, funded by the November 2021 bond election, aims to enhance public safety

infrastructure. Additionally, the Chandler Infill Incentive Plan was amended in late 2023 to promote and facilitate desirable redevelopment projects, particularly north of Loop 202, supporting the vitality of commercial centers and neighborhoods.

In summary, Chandler's strategic investments and initiatives are set to bolster economic growth, necessitating comprehensive workforce development, robust business support systems, and enhanced infrastructure to accommodate and sustain this expansion.

How do the skills and education of the current workforce correspond to employment opportunities in the jurisdiction?

The skills and education of Chandler's workforce largely align with the city's available employment opportunities, but there are a few imbalances across sectors. Chandler's workforce is well-educated, with a substantial proportion holding bachelor's degrees or higher. This high educational attainment supports Chandler's thriving sectors, particularly in Management, Business, and Financial occupations (with over 75,000 roles) and Professional, Scientific, and Management Services (employing over 19,000). These fields are essential to Chandler's business and financial landscape, matching the strong presence of skilled workers in the city.

Manufacturing is another key sector, accounting for 18% of Chandler's job pool, driven in part by Intel's expansion, which will add thousands of jobs over the coming years. However, around 29% of current manufacturing positions remain unfilled, suggesting a gap in specific technical or production skills within the local workforce. Expanding targeted training and certification programs could help bridge this skills gap, attracting more workers to these high-demand roles.

Conversely, Education and Health Care Services employ the most residents (nearly 24,000), yet many skilled workers in these fields may need to seek employment outside Chandler due to limited local availability. This sector shows a potential surplus of qualified workers compared to the positions offered locally.

Overall, Chandler's highly educated workforce aligns well with its major business and management opportunities, while gaps in the manufacturing sector may require targeted workforce development. Addressing these sector-specific needs could enhance job alignment within the city, reducing out-commuting and supporting further local economic growth.

Describe any current workforce training initiatives, including those supported by Workforce Investment Boards, community colleges and other organizations. Describe how these efforts will support the jurisdiction's Consolidated Plan.

Chandler has implemented several workforce training initiatives through collaborations among the city government, educational institutions, and community organizations. These programs aim to align the skills of the local workforce with the evolving demands of the economy, thereby supporting the city's growth and enhancing the well-being of its residents.

Chandler Career Center

In collaboration with Pipeline AZ, Chandler launched the Chandler Career Center, a virtual platform connecting job seekers with local employers, initially focusing on manufacturing and healthcare. The platform offers job listings and career resources, helping to address the need for skilled workers in key sectors and fostering local economic growth.

Transferable Skills Workshop Series

Chandler and Arizona State University partnered to offer the Transferable Skills Workshop Series, a free program that builds adaptability through skills in cultural proficiency, digital literacy, and AI. These workshops equip residents for cross-industry success, supporting career mobility and economic diversification.

Chandler-Gilbert Community College Workforce Programs

Chandler-Gilbert Community College offers Career and Technical Education (CTE) programs in fields like healthcare and aviation, blending academics with hands-on training. These programs help create a skilled workforce that meets Chandler's industry demands and strengthens the local economy.

Chandler Chamber of Commerce Workforce Initiatives

The Chandler Chamber's Workforce Readiness Hub and Internship Program provide career exploration resources and hands-on experience, building a talent pipeline that supports community growth and industry needs.

Maricopa Community Colleges Industry Training

The Maricopa Community Colleges, serving Chandler, offer specialized training through LabForce (biosciences) and Phoenix Forge (makerspace for innovation). These programs develop specific industry skills and encourage entrepreneurial growth, aligning with Chandler's workforce and economic goals.

Together, these initiatives support Chandler's workforce and economic development by aligning skills training with industry needs, creating career pathways, and enhancing residents' job prospects. This approach bolsters the city's growth, improves citizens' quality of life, and strengthens Chandler's competitive standing.

Does your jurisdiction participate in a Comprehensive Economic Development Strategy (CEDS)?

Chandler does not have a standalone Comprehensive Economic Development Strategy (CEDS). However, the city actively engages in regional economic planning through its involvement with the East Valley Partnership, a coalition of civic, business, educational, and political leaders from the East Valley region. This collaboration focuses on promoting economic development and addressing shared challenges across multiple communities, including Chandler.

If so, what economic development initiatives are you undertaking that may be coordinated with the Consolidated Plan? If not, describe other local/regional plans or initiatives that impact economic growth.

Chandler actively engages in local and regional initiatives to foster economic growth, aligning its efforts with broader regional strategies and its own economic objectives.

Local Initiatives:

- **2023–2025 Strategic Framework:** Chandler's Strategic Framework outlines the city's vision and priorities, emphasizing innovation, economic vitality, and quality of life. It serves as a blueprint for local economic development, focusing on adaptive reuse, infill, mixed-use, and redevelopment tools to support the vitality of commercial centers and neighborhoods.
- **Chandler Infill Incentive Plan:** Amended in late 2023, this plan provides tools to promote and facilitate desirable redevelopment projects, particularly north of Loop 202. It supports the city's strategic goal of targeted use of adaptive reuse and redevelopment tools, enhancing the economic vitality of commercial centers and neighborhoods.

Regional Initiatives:

- **East Valley Partnership:** Chandler collaborates with the East Valley Partnership, a coalition of civic, business, educational, and political leaders from the East Valley region. This partnership focuses on promoting economic development and addressing shared challenges across multiple communities, including Chandler.
- **Maricopa Association of Governments (MAG) Economic Development Committee:** Chandler participates in MAG's Economic Development Committee, which works on regional economic development strategies, including the Comprehensive Economic Development Strategy (CEDS). This involvement ensures that Chandler's economic initiatives are aligned with regional goals and benefit from collaborative efforts.

Chandler's local initiatives, such as the Strategic Framework and Infill Incentive Plan, align with the regional CEDS by focusing on innovation, economic vitality, and quality of life. The city's participation in

regional partnerships like the East Valley Partnership and MAG's Economic Development Committee ensures that its economic development efforts are coordinated with broader regional strategies, promoting sustained growth and prosperity for its residents and businesses.

Discussion

Chandler has cultivated a thriving economic landscape supported by a skilled and well-educated workforce, diverse business sectors, and strategic development initiatives. The city's major employment sectors, such as Manufacturing, Professional Services, and Education and Health Care, reflect Chandler's strengths in both high-skilled and service-oriented fields. However, imbalances in workforce distribution—such as the manufacturing labor gap and excess skilled workers in education and healthcare—highlight opportunities for targeted workforce development and job creation.

Chandler's economic planning, embodied in its 2023–2025 Strategic Framework and collaborations with regional partners like the East Valley Partnership and Maricopa Association of Governments, reinforces its commitment to sustainable growth, economic vitality, and quality of life. Workforce initiatives, including the Chandler Career Center and technical education programs at Chandler-Gilbert Community College, help equip residents with in-demand skills, aligning workforce capabilities with industry needs.

Looking ahead, Chandler's ongoing focus on innovation, infrastructure, and workforce readiness positions the city to adapt to economic changes and continue attracting high-value industries. By addressing sector-specific needs and leveraging regional partnerships, Chandler can foster balanced economic opportunities, support community prosperity, and ensure long-term competitiveness in an evolving market.

MA-50 Needs and Market Analysis Discussion

Are there areas where households with multiple housing problems are concentrated? (include a definition of "concentration")

HUD identifies four specific data points that constitute “housing problems”: cost burden, overcrowding, lack of complete plumbing facilities and lack of complete kitchen facilities. In Chandler, housing problems are rare except for being cost burdened. According to the 2018-2022 ACS 5-Year Estimates, the citywide rate of each is:

- Owner Cost Burden: 17.2%
- Renter Cost Burden: 44.2%
- Overcrowding: 2.9%
- Lack of Complete Plumbing Facilities: 0.1%
- Lack of Complete Kitchen Facilities: 0.4%

In order for an area to be concentrated it must include two or more housing problems that are substantially higher than the citywide average. For this analysis, HUD’s definition of “disproportionate” will be used to identify areas substantially higher: 10 percentage points higher than the jurisdiction as a whole. In Chandler that translates to cost burden greater than 36.5%, overcrowding greater than 12.9%, lack of plumbing facilities greater than 10.1%, and lack of kitchen facilities greater than 10.4%.

In Chandler there are 2 tracts that both Renters and Homeowners have concentrations of being Cost Burdened:

- Census Tract #4222.18: Renters Cost Burdened 74.79%; Homeowners Cost Burdened 29.70%
- Census Tract #5229.03: Renters Cost Burdened 55.41%; Homeowners Cost Burdened 44.77%

Are there any areas in the jurisdiction where racial or ethnic minorities or low-income families are concentrated? (include a definition of "concentration")

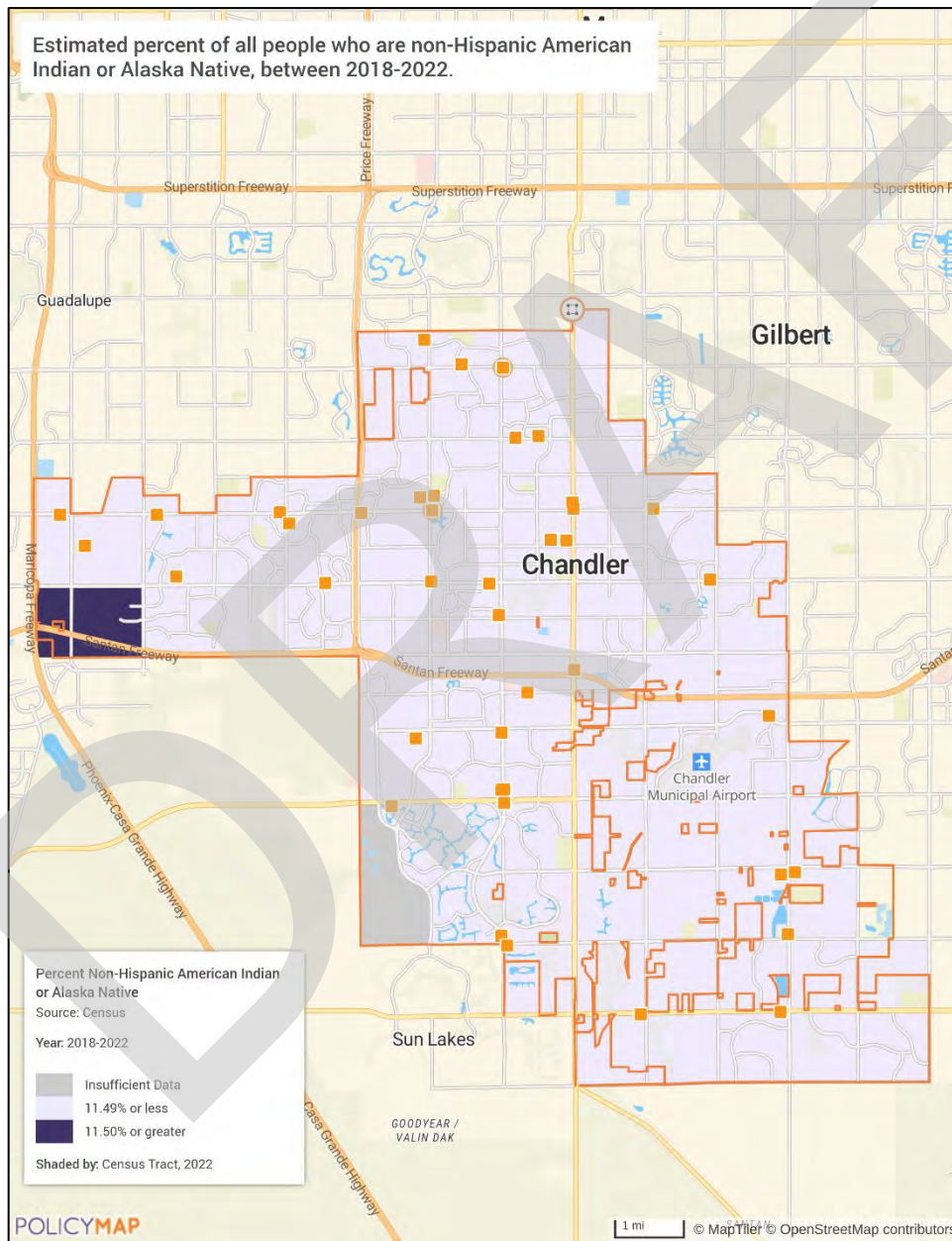
For the purposes of this analysis a “racial or ethnic concentration” will be any census tract where a racial or ethnic minority group makes up 10 percent or more of the population than the city as a whole. According to the 2018-2022 American Community Survey 5-Year estimates the racial and ethnic breakdown of Chandler’s population is:

- White, non-Hispanic: 55.2%
- Black, non-Hispanic: 5.6%
- American Indian and Alaska Native, non-Hispanic: 1.5%
- Asian, non-Hispanic: 11.7%
- Native Hawaiian and Other Pacific Islander, non-Hispanic: 0.1%
- Other Race, non-Hispanic: 0.4%
- Two or More Races, non-Hispanic: 4.2%

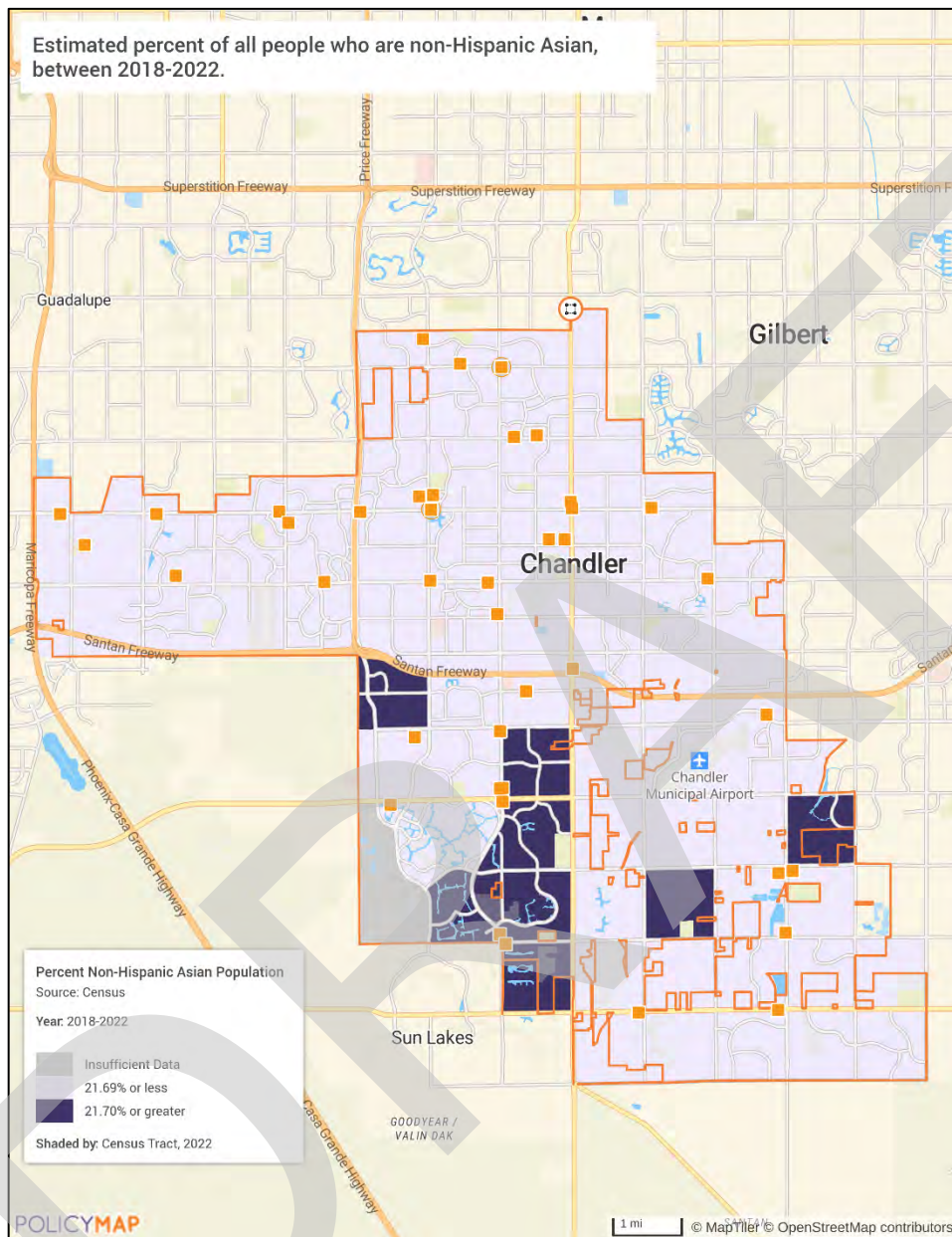
- Hispanic or Latino: 21.2%

Within Chandler, there are concentrations of several of the abovementioned population groups to include, White households, American Indian and Alaska Native households, Asian households, and Hispanic households. Other racial or ethnic groups, however, do not show concentrations that meet the established criteria for this analysis.

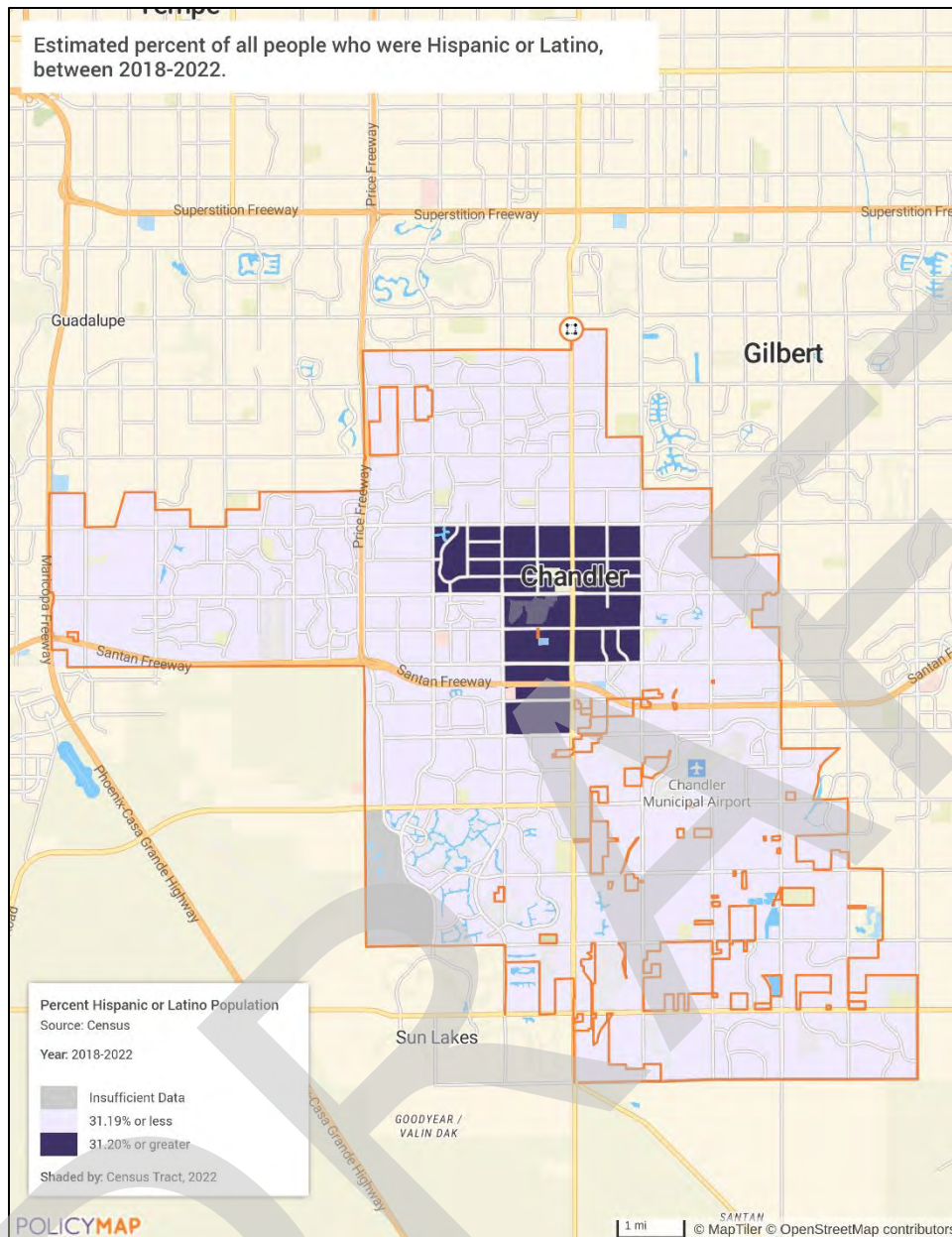
Please see corresponding maps below, which illustrate areas with concentrated minority populations by race and ethnicity, highlighting demographic patterns across the city. *Maps are not provided for populations without concentration.*



Concentration American Indian / Alaska Native (Non-Hispanic) Households



Concentration Asian (Non-Hispanic) Households



Concentrated Hispanic / Latino Households

What are the characteristics of the market in these areas/neighborhoods?

In Chandler, unemployment rates are low, and income levels, while varied, do not indicate significant areas of concentrated poverty. Economic conditions appear relatively stable across the city, with no clear links between racial demographics and economic trends. This suggests that economic opportunities and outcomes are distributed fairly evenly, without notable disparities tied to racial concentrations.

Are there any community assets in these areas/neighborhoods?

Chandler is home to a wide range of community assets that contribute to its appeal and accessibility. The city features a centrally located Municipal Airport, a variety of retail options, and numerous educational institutions that support both workforce development and resident needs. Its close proximity to major freeways enhances connectivity, making it easy for residents and businesses to access services and opportunities within Chandler and in nearby communities rich with additional assets and resources.

Are there other strategic opportunities in any of these areas?

Chandler has several strategic opportunities to enhance its economy, livability, and sustainability. Key areas of focus include:

Advanced Manufacturing Expansion - Chandler's robust manufacturing sector, particularly in semiconductors, presents significant growth potential. Intel's recent expansion in the city is expected to create approximately 30,000 jobs, bolstering the local economy and reinforcing Chandler's position as a technology hub.

Downtown Revitalization - The District Downtown project aims to rejuvenate Chandler's downtown area, attracting new businesses and increasing foot traffic. This initiative is set to stimulate economic activity and enhance the city's cultural and social appeal.

Higher Education Partnerships - Collaborations with institutions like Chandler-Gilbert Community College and Arizona State University focus on workforce development and innovation. These partnerships aim to align educational programs with industry needs, ensuring a skilled workforce that supports economic growth.

Sustainability Initiatives - Chandler's commitment to sustainability is evident in its strategic framework, which emphasizes water conservation, renewable energy adoption, and sustainable urban development. These efforts aim to enhance environmental resilience and improve residents' quality of life.

Transportation Infrastructure - The city's proximity to major freeways and airports facilitates regional connectivity, benefiting businesses and residents. Ongoing investments in transportation infrastructure aim to improve mobility and support economic activities.

Quality of Life Enhancements - Chandler's focus on public safety, parks, and recreational facilities contributes to its high livability standards. Initiatives to expand green spaces and community amenities are designed to attract residents and businesses seeking a vibrant environment.

By capitalizing on these focal points, Chandler can continue to advance its economic development, enhance livability, and promote sustainability, ensuring long-term prosperity for its community.

MA-60 Broadband Needs of Housing occupied by Low- and Moderate-Income Households – 91.210(a)(4), 91.310(a)(2)

Describe the need for broadband wiring and connections for households, including low- and moderate-income households and neighborhoods.

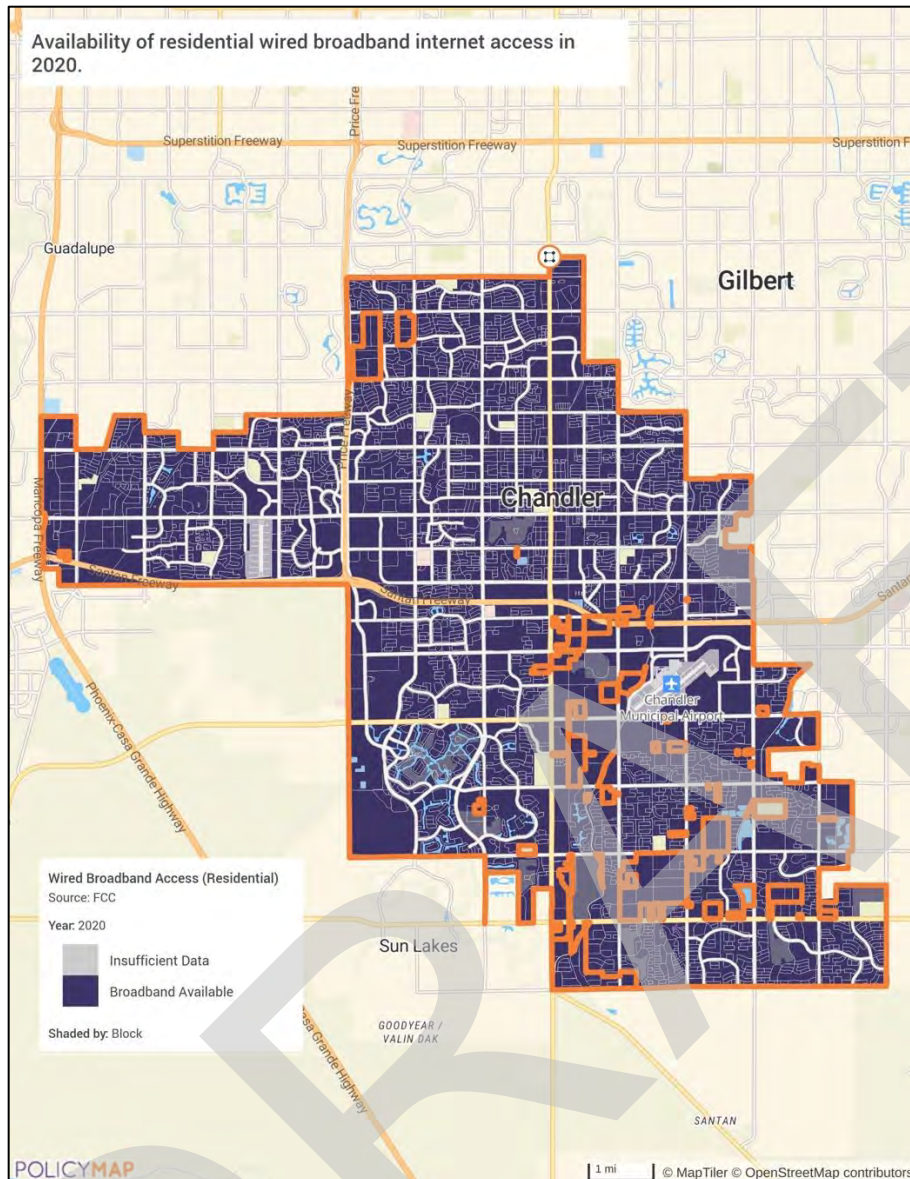
Internet access is a critical component of modern communication and information-sharing, enabling users to benefit from the growing interconnectedness of business, education, commerce, and everyday activities. Reliable internet connectivity has become essential for success in today's economic landscape. Communities without broadband access face significant challenges in keeping pace with the rest of the country. The lack of broadband infrastructure limits residents' ability to access educational and entrepreneurial opportunities, which is especially concerning in low- to moderate-income (LMI) areas where economic opportunities are often limited.

Research from the Pew Research Center underscores the vital role that high-speed internet plays in enhancing educational and employment opportunities, particularly in underserved communities. The center's studies have shown that individuals with reliable broadband access are more likely to engage in online learning, apply for jobs, and participate in economic activities that can improve their quality of life.

Similarly, reports from the Federal Communications Commission (FCC) highlight the direct correlation between broadband availability and economic development. The FCC's findings indicate that regions with robust internet infrastructure experience higher rates of job creation, educational attainment, and overall community growth.

Chandler, Arizona, enjoys comprehensive broadband coverage, with the vast majority of the city offering multiple internet service provider options, including in LMI areas. The average Chandler household has access to four (4) broadband-quality internet service options. According to BroadbandNow.com, Chandler benefits from a variety of infrastructure options, including cable, fiber, fixed wireless, 5G home internet, and DSL. Ninety-five percent (95%) of Chandler households have an internet connection despite having 99.94% availability according to ISP Reports. Of those households, 86% have fiber, cable, or DSL, 7% have satellite, 0% are still on dial-up, and 1% of households have internet but don't pay for a subscription because it's subsidized by the Affordable Connectivity Program. The following map illustrates broadband availability throughout Chandler, defined as advertised internet speeds of 768 kilobits per second or higher.

See Broadband Access Map below.



Broadband Access

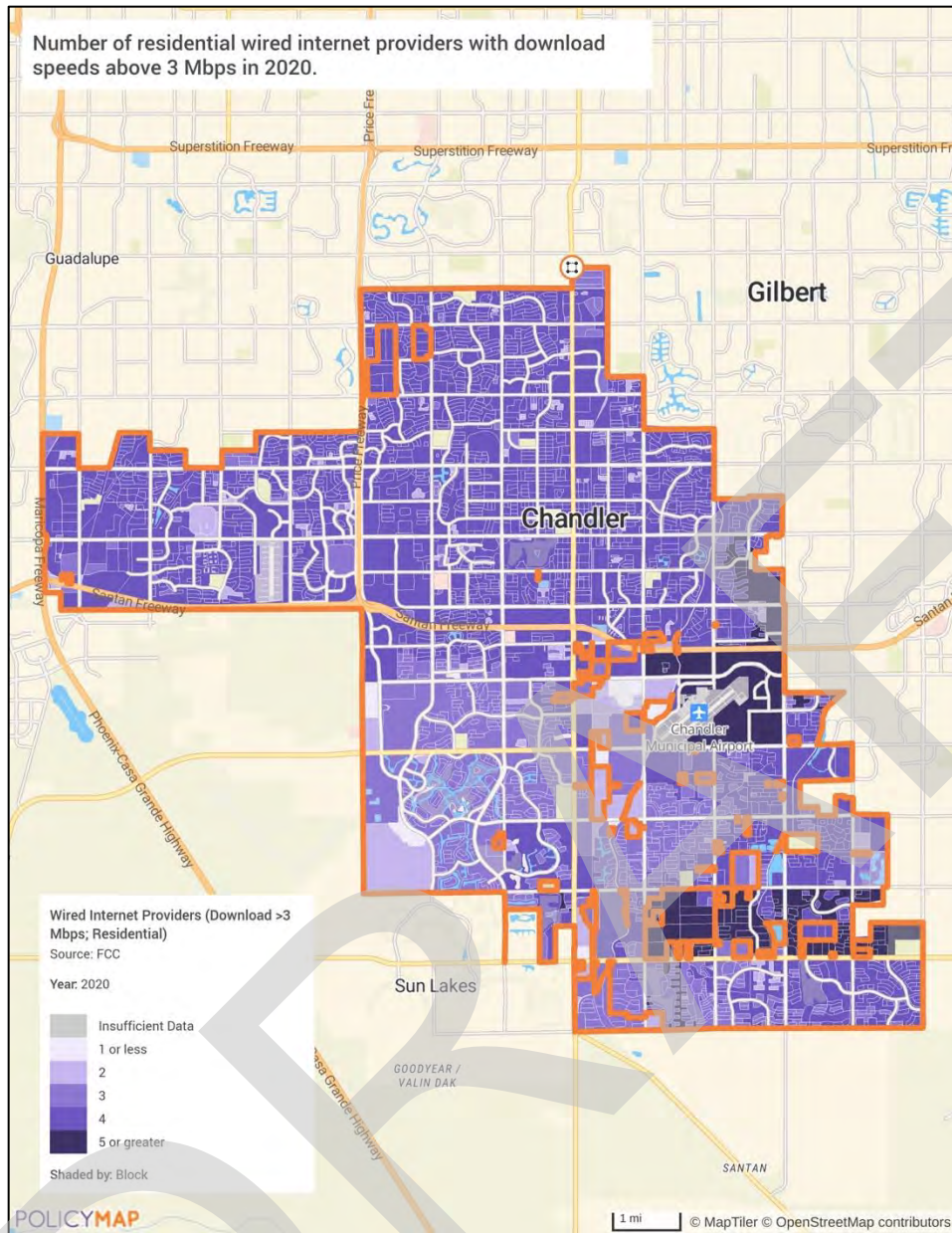
Describe the need for increased competition by having more than one broadband internet service provider serve the jurisdiction.

To ensure high-quality broadband service, it is crucial to foster competition among service providers. A lack of competition, where a single provider dominates an area, can diminish the incentive to deliver reliable and consistent services. According to BroadbandNow.com, Chandler is served by thirteen (13) internet providers offering residential service. Among these, Cox and CenturyLink Fiber stand out as the leading providers in terms of coverage and speed. Internet providers throughout the city include:

- Quantum Fiber (Fiber)
- CenturyLink (DSL and Fiber)
- Cox (Cable and Fiber)
- WeLink Communications (Fixed Wireless)
- Orbitel Communications (Cable)
- Phoenix Internet (Fixed Wireless)
- AirFiber WISP (Fixed Wireless)
- Triad Wireless (Fixed Wireless)
- Verizon (5G Internet)
- Always ON (Fixed Wireless)
- Starlink (Satellite)
- Viasat Internet (Satellite)
- HughesNet (Satellite)

The following map shows the number of broadband service providers by census tract. Most of the city has at least four (4) options of high-speed internet with competitive providers. This variety ensures that residents have multiple choices for reliable and affordable internet access throughout the city.

See Highspeed Internet Providers Map below.



Highspeed Internet Providers

MA-65 Hazard Mitigation - 91.210(a)(5), 91.310(a)(3)

Describe the jurisdiction's increased natural hazard risks associated with climate change.

As climate change accelerates, cities like Chandler, Arizona, located within Maricopa County, are facing an increasing array of natural hazards, including extreme heat, flooding, strong winds, dust storms, and wildfires. According to Maricopa County's [Multi-Jurisdictional Hazard Mitigation Plan](#) (MJHMP), climate change is heightening risks throughout the region, manifesting as rising temperatures, prolonged droughts, and more frequent wildfires. These changes lead to reduced water supply reliability, negatively impacting agriculture and the livelihoods of rural communities. Additionally, urban areas like Chandler may experience heightened health risks due to extreme heat, as well as disruptions in electricity and water services.

The City of Chandler addresses natural hazards associated with climate change through several proactive strategies. Their efforts include cooling and respite centers equipped with hydration, snacks, and shower and laundry services to enhance community resilience against extreme heat. Additionally, Chandler's water conservation program offers rebates and incentive programs to both residential and larger users, such as homeowners associations (HOAs), multi-family complexes, and commercial customers. These programs include rebates for water-efficient landscape designs, low-water-use appliances, and other water-saving upgrades to reduce water usage and manage resources effectively during droughts. These programs help residents adapt to climate change by mitigating water scarcity and reducing heat-related risks, especially important in arid regions like Arizona.

While Chandler is not located on the coast and is less likely to experience direct coastal effects, rising sea levels and increased storm activity may contribute to population displacement from coastal areas. This influx of new residents could drive up housing costs, reduce job availability, and strain local resources. According to the MJHMP, Chandler experienced a population increase of approximately 14.9% from 2010 to 2020. The projected growth from 2020 to 2030 suggests a further increase of about 10.1%. Although it's unclear if this growth is directly linked to climate change, the escalating threats posed by climate-related hazards to vulnerable coastal areas could result in more climate migrants seeking refuge in stable inland cities like Chandler, thereby affecting local infrastructure and housing.

The Intergovernmental Panel on Climate Change (IPCC) projects that by mid-century, the average summer temperature in the region could rise by four degrees. This increase may alter weather and precipitation patterns, elevate the risk of severe storms and catastrophic flooding, and increase electricity costs while damaging crops. Urban areas may face mounting health risks due to extreme heat and potential disruptions in essential services, placing additional demands on the state's energy resources.

The National Climate Assessment emphasizes the need for proactive mitigation planning to address these evolving hazards, as traditional assumptions about hazard probabilities may no longer apply in the face of climate change. To effectively navigate these geographic challenges, Chandler must continue to anticipate, plan, and adapt to the risks associated with climate change and the potential demographic

shifts affecting its communities. Proactive measures are essential to mitigate these risks and enhance community resilience in the face of evolving climate dynamics.

Describe the vulnerability to these risks of housing occupied by low- and moderate-income households based on an analysis of data, findings, and methods.

Low- and moderate-income households, whether renting or owning, face heightened vulnerability to the impacts of climate change and natural disasters due to their limited financial resources. Sudden increases in electricity or housing costs can quickly push these residents into precarious living situations, increasing their risk of homelessness or forcing them to live in substandard conditions. The 2024 America's Rental Housing Study from the Joint Center for Housing Studies at Harvard University underscores this growing threat, revealing that escalating insurance premiums and the withdrawal of coverage by providers in high-risk markets complicate efforts to secure adequate protection against weather- and climate-related losses. Additionally, the study highlights the obstacles property owners encounter when trying to invest in climate resilience measures, given the stagnation in operating income growth.

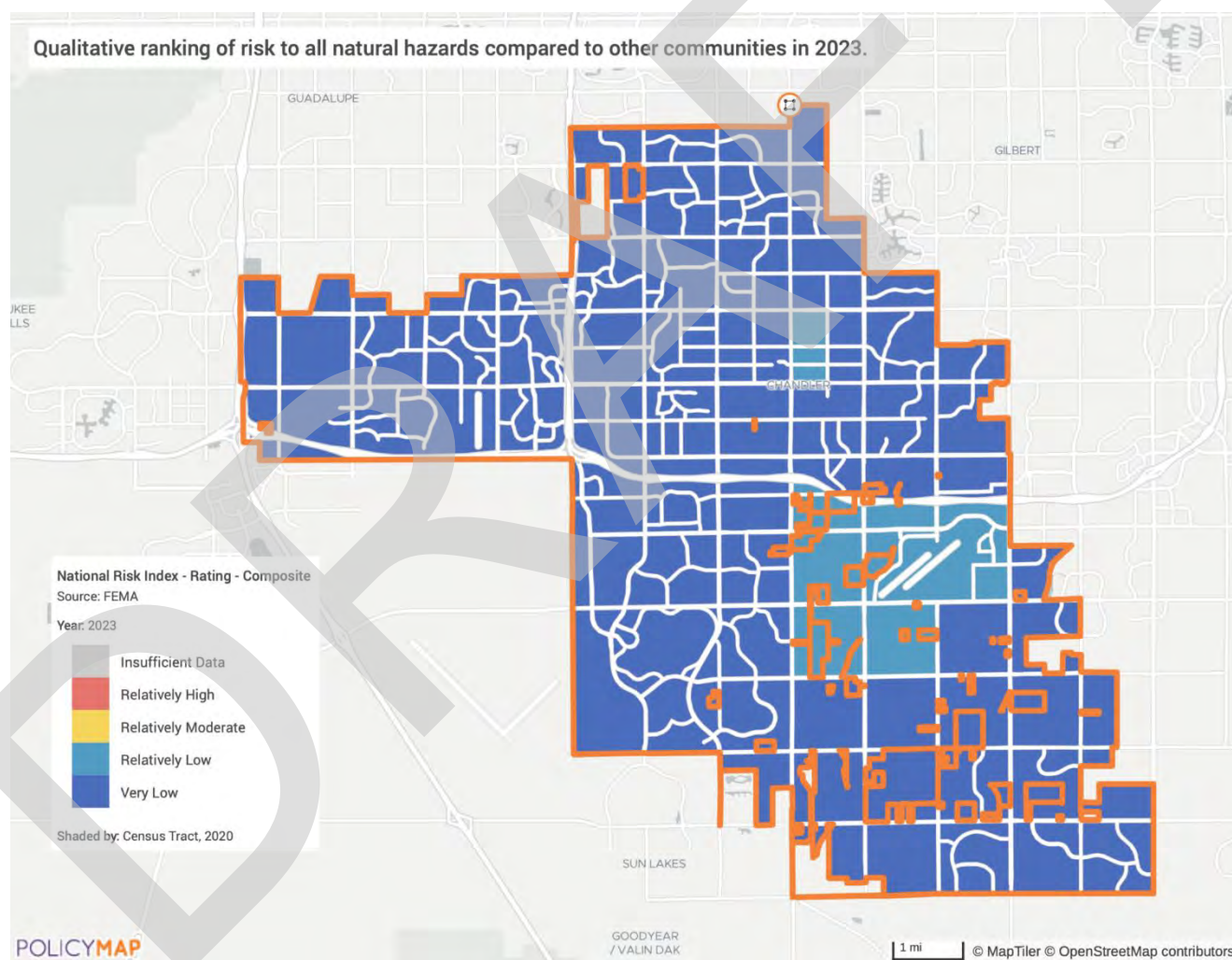
The 2021 EPA study on Climate Change and Social Vulnerability in the United States further illustrates these challenges, showing that low-income individuals are more likely to live in areas facing significant increases in mortality rates due to extreme temperature changes, as well as experiencing the highest rates of labor hour losses among weather-exposed workers. Rural communities are particularly disadvantaged, often lacking access to public support during emergencies and having fewer resources to repair or fortify their homes against climate-related damage. Addressing these vulnerabilities is essential for building resilience among low- and moderate-income households, who are increasingly at risk from climate change, threatening their safety, stability, and overall well-being.

FEMA's National Risk Index identifies Maricopa County as having a relatively low level of community resilience, indicating that its residents are less equipped to prepare for, adapt to, and recover from natural hazards. This assessment encompasses six broad categories: social, economic, community capital, institutional, infrastructural, and environmental factors at the county level. The map below illustrates FEMA's qualitative risk to natural hazards at the census tract level in Chandler, AZ, providing an intuitive way to gauge community risk based on Expected Annual Loss (EAL), Social Vulnerability, and Community Resilience scores.

While the vast majority of the city is categorized as having a "very low" risk, pockets of Chandler are classified as having a "relatively low" risk. This indicates that these areas may need more targeted attention and resources to address specific hazards, making them slightly more vulnerable than the rest of the city. These two indexes measure risk from different perspectives—FEMA's risk index evaluates a community's ability to respond to hazards (resilience), while the city's qualitative assessment concentrates on the likelihood and severity of those hazards. This dual approach ensures that resources are allocated where they are most needed, promoting both preparedness and targeted intervention.

Chandler is committed to educating and preparing the public for multi-hazard mitigation through various channels. These include the Chandler Emergency Preparedness website and social media accounts, Maricopa County Emergency Management website, social media pages, the Wireless Emergency Alerts (WEA) system, Community Emergency Notification System (CENS) and the Emergency Broadcast System (EAS) for TV and radio notifications. The Chandler Fire Department offers a self-preparedness program based on FEMA's Community Emergency Response Team (CERT) basic course curriculum. Additionally, the Arizona State VOAD website and social media, in collaboration with the Maricopa County COAD website, provide valuable emergency resources to enhance community disaster resilience. To effectively address escalating climate impacts, continuous investment is essential for maintaining and expanding these programs.

See map: Risk to All Natural Hazards



Risk to All Natural Hazards

Strategic Plan

SP-05 Overview

Strategic Plan Overview

The Strategic Plan outlines the City of Chandler's housing and community development strategy for the 2025-2029 Consolidated Plan. The plan describes how CDBG funds will be used to achieve HUD's goals of providing a suitable living environment and safe, decent, and affordable housing for low- to moderate-income (LMI) households and special need groups in the city. The city identified priority needs through data analysis and citizen participation involving local nonprofit stakeholder organizations.

The city does not target CDBG funds by geography, but certain activities focus on low/mod areas (LMA) in its five-year plan. HUD defines LMAs as block group tracts where at least 51% of residents are low- to moderate-income. However, per section 105(c)(2)(A)(ii) of the Housing and Community Development Act of 1974, as amended, an activity benefits low/mod persons if it serves an area in the highest quartile of low/mod concentration. Chandler is an exception grantee, and tracts with 38.9% or more LMI are considered low/mod, which is the "top quartile" percentage of the population based on 2016-2020 American Community Survey data for Fiscal Year 2024. These tracts are eligible for activities such as code enforcement and public improvements. The city also provides assistance to low- and moderate-income clientele (individuals) and households (LMC/LMH) who earn 80% of the Area Median Income (AMI) or less. This assistance is provided citywide and is based on eligibility. These benefits are associated with direct services to individuals and families that are not targeted to areas; however, must meet income qualifications in order to be eligible.

The following are the five (5) priority needs and associated goals identified in the Strategic Plan. More details of the priority needs are given in the SP-25 and the goals are detailed in the SP-45.

Priority Need: Preserve & Develop Affordable Housing

1A Housing Rehabilitation

1B Relocation

Priority Need: Neighborhood Revitalization

2A Code Enforcement

Priority Need: Public Services

3A Public Services for LMI & Special Need

Priority Need: Public Facilities & Infrastructure

4A Improve Public Facilities & Infrastructure

Priority Need: Effective Program Administration

DRAFT

SP-10 Geographic Priorities - 91.415, 91.215(a)(1)

Geographic Area

Table 4 - Geographic Priority Areas

| | | |
|---|---|--|
| 1 | Area Name: | Citywide Low/Mod Eligible |
| | Area Type: | Local Target area |
| | Other Target Area Description: | |
| | HUD Approval Date: | |
| | % of Low/ Mod: | |
| | Revital Type: | Comprehensive |
| | Other Revital Description: | |
| | Identify the neighborhood boundaries for this target area. | The Citywide Low/Mod Areas in Chandler are block group tracts where at least 51 percent of the residents are low- and moderate-income persons. According to section 105(c)(2)(A)(ii) of the Housing and Community Development Act of 1974, an activity is considered to primarily benefit low- and moderate-income persons when it serves an area within the highest quartile of all areas within the City or county in terms of the concentration of low- and moderate-income persons. Chandler is an exception grantee, and tracts with 38.9% or more LMI are considered low/mod, which is the “top quartile” percentage of the population based on 2016-2020 American Community Survey data for Fiscal Year 2024. The city also provides assistance to low- and moderate-income clientele (individuals) and households (LMC/LMH) who earn 80% of the Area Median Income (AMI) or less. This assistance is provided citywide and is based on eligibility. These benefits are associated with direct services to individuals and families that are not targeted to areas; however, must meet income qualifications in order to be eligible. |

| | |
|--|--|
| <p>Include specific housing and commercial characteristics of this target area.</p> | <p>The population of Chandler has been growing rapidly in the past decade (22%), and to meet this need the number of housing units have also increased. While a large portion of housing is new, there are still a number of older units in need of repair or improvement. An estimated 10% of all owner-occupied units and 11% of renter-occupied were built before 1980 (Source: 2018-2022 ACS). Naturally, older housing units may have higher maintenance needs, and a greater risk of lead-based paint hazards.</p> |
| <p>How did your consultation and citizen participation process help you to identify this neighborhood as a target area?</p> | <p>As part of the plan development process, the City of Chandler held two public hearings and provided a public comment period to give citizens the chance to review and comment on the plan. Additionally, the city consulted with local community stakeholders to identify housing and community development needs. These needs were determined through meetings with nonprofits, local government offices, and citizens throughout the city. Finally, a community survey was also made available online for public input.</p> <p>The city published a Community Needs Assessment in 2019 identifying housing related issues and homelessness on the top of the list of needs.</p> |
| <p>Identify the needs in this target area.</p> | <p>Affordable housing development and preservation are some of the highest needs in Chandler. As reported in the NA-10, cost burden is the biggest housing issues in the city, and in particular for LMI households. The 2019 Community Needs Assessment identified that seniors and people experiencing crises are especially high priorities.</p> <p>To address housing instability due to the development of affordable housing using federal funds, the city has identified relocation assistance for residents who risk being displaced by these activities.</p> <p>Code enforcement activities are a priority need in the city. These activities are necessary for neighborhood revitalization efforts in low- to moderate-income areas.</p> <p>There is a need for public services that address homelessness in the city. Vulnerable groups are those already experiencing homelessness, housing insecurity, or are in need of crisis intervention.</p> |

| | |
|--|--|
| What are the opportunities for improvement in this target area? | <p>There are several opportunities for improvement within the defined local target area including:</p> <ul style="list-style-type: none"> - Affordable housing activities such as owner-occupied housing rehabilitation will increase and maintain the affordable housing stock for LMI households in the city. - Code enforcement activities will improve and revitalize neighborhoods and housing conditions through continued inspections in eligible areas. - Homeless services offered by the Community Development and Resources Division will coordinate care of those in need, and facilitate access to permanent housing.. - Relocation services will support households with low- and moderate-income and ensure they are not impacted by the city's housing developments. |
| Are there barriers to improvement in this target area? | <p>Access to funding is a barrier to improvements in the City of Chandler.</p> |

General Allocation Priorities

Describe the basis for allocating investments geographically within the jurisdiction.

The City of Chandler does not necessarily target funds geographically; however funds must serve low- and moderate-income individuals and families or be directed towards neighborhoods with a prominent low/mod income population.

Direct services such as public services and owner-occupied housing rehabilitation activities are based on household income eligibility rather than area benefit. For example, when planned activities are intended to serve individuals or households directly, beneficiaries must meet income qualifications, as well as residency requirements (residing within the city), in order to receive assistance from the program. These benefits are defined for individuals as low/mod clientele (LMC), or for households as low/mod households (LMH). City staff and/or one of its subrecipient agencies will complete an application and determine eligibility of the applicant before the activity is initiated.

Code enforcement and public improvement activities will serve a community or neighborhood. These activities are said to have an "area-wide" benefit. Per HUD requirements, these areas must be within an eligible Low/Mod Block Group Tract, as defined by HUD-CDBG regulations, whereby the majority of the residents are low- to moderate-income (or 51%). This objective is defined by HUD as a low/mod area (LMA) benefit. However, as stated in section 105(c)(2)(A)(ii) of the Housing and Community Development

Act of 1974, as amended, says that an activity shall be considered to principally benefit low- and moderate-income persons when "the area served by such activity is within the highest quartile of all areas within the jurisdiction of such city or county in terms of the degree of concentration of persons of low and moderate income." Chandler is an exception grantee, and tracts with 38.9% or more LMI are considered low/mod, which is the "top quartile" percentage of the population based on 2016-2020 American Community Survey data for Fiscal Year 2024.

To determine LMI tracts the city utilizes HUD's CDBG Low Mod Income Summary Data (LMISD) from the HUD Exchange website, which has defined the eligible block group tracts within the jurisdiction. The tracts can be found at: <https://www.hudexchange.info/programs/acs-low-mod-summary-data/>.

SP-25 Priority Needs - 91.415, 91.215(a)(2)

Priority Needs

Table 5 – Priority Needs Summary

| | | |
|---|------------------------------------|--|
| 1 | Priority Need Name | Preserve & Develop Affordable Housing |
| | Priority Level | High |
| | Population | Extremely Low Low Moderate Families with Children Elderly |
| | Geographic Areas Affected | Citywide Low/Mod Eligible |
| | Associated Goals | 1A Housing Rehabilitation 1B Relocation |
| | Description | The development and preservation of affordable housing is a priority need for low- to-moderate income (LMI) households in Chandler. As reported in the Needs Assessment, housing cost burden is by far the largest housing problem in the city. There is a need for owner-occupied housing rehabilitation and repairs to maintain the affordable housing stock in the city. There is also a need to acquire and redevelop multi-family units for LMI renters in the city. To address housing instability due to the development of affordable housing using federal funds, the city has identified relocation assistance for residents who risk being displaced by these activities. |
| | Basis for Relative Priority | Through community participation and consultation of local stakeholder the need to preserve & develop affordable housing was identified. The basis is to create or maintain affordable housing for LMI residents in Chandler. According to the 2018-2022 ACS data, 19.8% of homeowners with a mortgage and 44.2% of renters are cost burdened (paying more than 30% of income towards housing costs). The city published a Community Needs Assessment in 2019 identifying housing related issues and homelessness on the top of the list of needs. |
| 2 | Priority Need Name | Neighborhood Revitalization |
| | Priority Level | High |

| | | |
|---|------------------------------------|--|
| | Population | Extremely Low Low Moderate |
| | Geographic Areas Affected | Citywide Low/Mod Eligible |
| | Associated Goals | 2A Code Enforcement |
| | Description | There is a need for code enforcement activities that will revitalize neighborhoods and improve housing conditions through continued exterior inspections in eligible low/mod areas. |
| | Basis for Relative Priority | Through community participation and consultation of stakeholder nonprofit organizations the need for code enforcement activities in low/mod areas was identified. The basis for this need is to create a suitable living environment for LMI residents. |
| 3 | Priority Need Name | Public Services |
| | Priority Level | High |
| | Population | Extremely Low Low Moderate Large Families Families with Children Elderly Frail Elderly Persons with Mental Disabilities Persons with Physical Disabilities Persons with Developmental Disabilities Persons with Alcohol or Other Addictions Persons with HIV/AIDS and their Families Victims of Domestic Violence Non-housing Community Development |
| | Geographic Areas Affected | Citywide Low/Mod Eligible |
| | Associated Goals | 3A Public Services for LMI & Special Need |
| | Description | There is a need for public services that addresses housing instability and basic needs for those experiencing homelessness in Chandler. |
| | | |

| | | |
|---|------------------------------------|---|
| | Basis for Relative Priority | Through community participation and consultation of stakeholder nonprofit organizations the need for public services for LMI and special need groups were identified. The basis for this need is to provide access to services and sustainability for LMI residents. The city published a Community Needs Assessment in 2019 identifying housing related issues and homelessness on the top of the list of needs. |
| 4 | Priority Need Name | Public Facilities & Infrastructure |
| | Priority Level | High |
| | Population | Extremely Low Low Moderate Non-housing Community Development |
| | Geographic Areas Affected | Citywide Low/Mod Eligible |
| | Associated Goals | 4A Improve Public Facilities & Infrastructure |
| | Description | There is a need to improve public facilities and infrastructure in low/mod areas of Chandler. Public improvement activities include sidewalk, water/sewer and street improvements. Public facility improvements to better serve those experiencing homelessness and improved access to neighborhood facilities. |
| | Basis for Relative Priority | Through community participation and consultation of local stakeholders the need for public facilities & infrastructure Improvements was identified. The basis is to improve accessibility for all residents and create a suitable living environment. |
| 5 | Priority Need Name | Effective Program Administration |
| | Priority Level | High |
| | Population | Extremely Low Low Moderate |
| | Geographic Areas Affected | Citywide Low/Mod Eligible |
| | Associated Goals | 5A Effective Program Administration |

| | |
|------------------------------------|--|
| Description | Effective program management will include general administration and planning of the CDBG grant program, monitoring subrecipients, reporting and managing grant financials. Planning involves the development of AAPs, submission of other cross-cutting reporting requirements, and meeting citizen participation requirements. |
| Basis for Relative Priority | There is a need to provide effective management of the CDBG grant program that will ensure compliance and regulation of the grant. Effective program administration ensures that the city meets the established objectives in the plan. |

SP-35 Anticipated Resources - 91.420(b), 91.215(a)(4), 91.220(c)(1,2)

Introduction

The City of Chandler receives Community Development Block Grant funding from the United States Department of Housing and Urban Development (HUD) as an 'entitlement community' and is the CDBG lead agency; funds are received based on an annual formula. These grant funds support activities that preserve affordable housing, revitalize neighborhoods, provide vital relocation services due to displacement of housing development activities and fund community development programs. PY 2025 is the first program year of the Five-Year 2025-2029 Consolidated Plan, and the city anticipates receiving \$1,432,855 in PY 2025 for its CDBG program. Anticipated funding is based on last year's allocation until HUD releases the PY 2025 allocation. The city anticipates receiving similar allocation amounts in each year of the Consolidated Plan period. The city will also reallocate \$250,000 prior year funds from PY 2024 originally programed for relocation towards public facilities and infrastructure project/s.

The city also receives HUD HOME funding as a member of the Maricopa County HOME Consortium (HOME Consortium). The HOME Consortium is a legal entity created through an intergovernmental agreement between Maricopa County, the cities of Avondale, Chandler, Glendale, Peoria, Scottsdale, Surprise, Tempe and the Town of Gilbert. Each HOME Consortium member receives a pro rata share of funds and uses them to meet the needs of their community. The County's Five-Year Consolidated Plan and Annual Action Plans also include the housing needs and activities of

Chandler. These funds are not listed in the table below as the city is not a direct recipient of HOME funds from HUD.

Anticipated Resources

| Program | Source of Funds | Uses of Funds | Expected Amount Available Year 1 | | | | Expected Amount Available Remainder of ConPlan \$ | Narrative Description |
|---------|------------------|--|----------------------------------|--------------------|--------------------------|-----------|---|--|
| | | | Annual Allocation: \$ | Program Income: \$ | Prior Year Resources: \$ | Total: \$ | | |
| CDBG | public - federal | Admin and Planning Housing Neighborhood Revitalization Public Improvements Public Services | 1,432,855 | 0 | 250,000 | 1,682,855 | 5,731,420 | PY 2025 is the first program year of the ConPlan. The expected amount available remainder of the ConPlan is 4x years of the annual allocation. |

Table 6 - Anticipated Resources

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

The city's CDBG funds do not require match. In addition to its annual CDBG entitlement allocation, the city may receive program income from the operation of its owner-occupied housing rehabilitation program. These funds will be reinvested into the housing rehabilitation program. The city may also have prior year resources that may become available upon fiscal year end. These funds will be re-allocated through the city's procurement process.

Local resources leverage HUD funding to address the needs of Chandler residents. Local funds are allocated annually. Applications are reviewed by the Housing and Human Services Commission and funding recommendations are made to the Chandler City Council.

The Neighborhood Resources Department uses local funds to support staff and resources, including services for individuals experiencing homelessness. Federal funds, such as those administered by the State of Arizona through programs like the Low-Income Housing Tax Credit Program, National Housing Trust Fund, Public Housing, and Section 8 (Housing Choice Voucher) programs, are crucial resources that help maximize the impact of CDBG and HOME funds. The City of Chandler also seeks other state and foundation funding to further leverage these local and federal funds.

The city is a member of the Maricopa HOME Consortium and receives HOME Investment Partnerships funds through the HOME Consortium. HOME funds have a 25% matching requirement, and each HOME dollar spent is matched with 25% of general funds for projects within the program year. HOME match is tracked on a Match log. HOME funds are not entered in the table above as a resource as the HOME Consortium is the direct recipient of those funds and are ultimately responsible for the planning and reporting of HOME funds for the Consortium.

If appropriate, describe publicly owned land or property located within the state that may be used to address the needs identified in the plan

The City of Chandler owns five public housing sites, 103 scattered-site houses, and several vacant parcels of land. Over the next few years, these assets will be evaluated for potential development or redevelopment with the goal of increasing affordable housing opportunities for Chandler residents with low- and moderate-incomes.

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SP-40 Institutional Delivery Structure - 91.415, 91.215(k)

Explain the institutional structure through which the jurisdiction will carry out its consolidated plan including private industry, non-profit organizations, and public institutions.

| Responsible Entity | Responsible Entity Type | Role | Geographic Area Served |
|---|-------------------------|--|------------------------|
| City of Chandler | Government | Economic Development Owner Renter Homelessness Non-homeless special needs Planning Public Housing Neighborhood Improvements Public Facilities Public Services | Jurisdiction |
| Maricopa County Human Services Department | Government | Owner Renter Homelessness Planning | Region |
| Chandler Public Housing Authority | PHA | Public Housing Rental | Jurisdiction |
| Maricopa Regional Continuum of Care | Continuum of Care | Homelessness Planning Public Services | Region |
| Arizona Department of Health Services | Department | Non-homeless special needs Public Services | Region |
| AZCEND | Nonprofit | Homelessness Public Services | Jurisdiction |
| The Salvation Army – Chandler Branch | Nonprofit | Homelessness Public Services | Jurisdiction |

Table 7 - Institutional Delivery Structure

Assess of Strengths and Gaps in the Institutional Delivery System

The Neighborhood Resources Department of the City of Chandler administers the CDBG grant program. The city collaborates with local organizations and regional partners to meet the needs of its residents. These needs include preserving and developing affordable housing, enforcing building codes, assisting with relocations due to affordable housing development, and providing public services to address homelessness in the city.

The City of Chandler is also a member of the Maricopa County HOME Consortium (HOME Consortium) and receives HOME funds as a participating member of the HOME Consortium. The Neighborhood

Resources Department is responsible for the administration of the CDBG grant program and works in collaboration with Maricopa County to administer the HOME grant program. These funds are focused on creating affordable housing for low- to moderate-income households in Chandler.

Chandler is a collaborative, generous, and rapidly changing community. The For Our City Chandler initiative has been instrumental in connecting people and organizations to address community needs. The city continues to focus on developing strong partnerships with neighborhoods and neighborhood organizations. This provides additional opportunities for traditional neighborhoods to develop leadership and to plan for their future in cooperation with the city. The Chandler Cares Team, which operates out of the city's Neighborhood Resources Department, was created during the coronavirus to assist residents in locating resources to meet basic needs. The Chandler Cares Team continues to connect residents with resources that assist residents facing challenging times such as loss of income or in need of support with basic needs. The city also integrates community development planning and activities when appropriate.

The city conducted the 2019 Community Needs Assessment, which revealed several gaps in the service delivery system. Housing-related issues and homelessness are the top priorities, particularly for seniors and individuals facing mental health and substance use challenges. Transportation issues impact various segments of the community, and accessing community services varies based on timing, type of need, and safety perceptions. There is a need to assist residents in understanding how to access these services. Additionally, once services are identified, there is a lack of adequate funds to support access to them.

Availability of services targeted to homeless persons and persons with HIV and mainstream services

| Homelessness Prevention Services | Available in the Community | Targeted to Homeless | Targeted to People with HIV |
|---|-----------------------------------|-----------------------------|------------------------------------|
| Homelessness Prevention Services | | | |
| Counseling/Advocacy | X | X | X |
| Legal Assistance | X | X | X |
| Mortgage Assistance | | | |
| Rental Assistance | X | X | X |
| Utilities Assistance | X | X | X |
| Street Outreach Services | | | |
| Law Enforcement | X | | |
| Mobile Clinics | X | | |
| Other Street Outreach Services | X | X | X |

| Supportive Services | | | |
|------------------------------------|---|---|---|
| Alcohol & Drug Abuse | X | X | X |
| Child Care | X | X | X |
| Education | X | X | X |
| Employment and Employment Training | X | X | X |
| Healthcare | X | X | X |
| HIV/AIDS | X | X | X |
| Life Skills | X | X | X |
| Mental Health Counseling | X | X | X |
| Transportation | X | X | X |
| Other | | | |
| Other | | | |

Table 8 - Homeless Prevention Services Summary

Describe how the service delivery system including, but not limited to, the services listed above meet the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth)

The Maricopa Association of Governments (MAG) is the lead for the Maricopa Regional Continuum of Care and manages the collaborative efforts of communities and agencies in Maricopa County. Programs addressed by the Continuum of Care include access to emergency and transitional housing, permanent supportive housing, supportive services, and management of the Homeless Management Information System (HMIS).

The City of Chandler uses CDBG and General Funds to provide direct services and support several nonprofits that help the Chandler community reduce and end homelessness. This includes prevention, outreach, emergency shelter, transitional shelter, and permanent housing support. Services provided to individuals and families experiencing homelessness include food assistance, case management, community navigation and outreach, medical support, counseling, transportation, crisis intervention, stabilization, substance abuse treatment, and domestic violence services. The city supports the I-HELP program operated by AZCEND, which offers emergency shelter, dinner, and showers to individuals experiencing homelessness. Families experiencing homelessness are referred to local family shelters. The city also uses General Funds to provide motel/hotel stays when available. Facilities, services, and strategies designed to address homelessness at a regional level are often categorized into three components: emergency, transitional, or permanent, each serving specific client needs. Individual clients may need all or some of the available services, depending on their unique characteristics.

The CoC has a Coordinated Entry program where those experiencing homelessness or at-risk of homelessness can access services and emergency housing that meets their unique situation. Local agencies help assist individuals experiencing homelessness with referrals, resources and services tailored to meet the needs of those who are chronically homeless, families with children experiencing homelessness, veterans and their families and unaccompanied youth. A list of sites where individuals

experiencing homelessness and those at-risk of homelessness can access Coordinated Entry may be found at: <https://azmag.gov/Programs/Homelessness/Need-Help>.

Describe the strengths and gaps of the service delivery system for special needs population and persons experiencing homelessness, including, but not limited to, the services listed above

Nonprofit organizations, which are the main service providers for individuals experiencing homelessness and those with special needs, are regularly consulted and provide information through their participation in the Maricopa Regional Continuum of Care process. Ongoing coordination and consultation occurs as needed regarding agencies that serve the supportive housing and social services needs of individuals infected with HIV.

The number of older adults in the City of Chandler also contributes to the demand for services for persons with special needs. Low-income senior households are particularly vulnerable. Seniors in Chandler report needing: affordable housing; assistance with home care; resource navigation; and transportation.

The Arizona Department of Health Services is the main provider of services for individuals with low and moderate incomes who have alcohol and other drug addictions. Reductions in mental health services have resulted in gaps in care. The department also provides services for individuals with severe mental illness, but reductions in mental health services have led to gaps in care across the state. There is a need for additional supportive housing for this population. For individuals with severe mental illness who are also experiencing homelessness, there are numerous providers that offer intervention services. The city's navigation and outreach team assists with transportation to behavioral health facilities and detox centers.

Provide a summary of the strategy for overcoming gaps in the institutional structure and service delivery system for carrying out a strategy to address priority needs

The City of Chandler faces challenges due to the high cost of permanent housing and lack of supportive housing for LMI households and special needs populations. Chandler also receives HOME funds through the Maricopa County HOME Consortium and has historically utilized the funding to support programs such as tenant-based rental assistance, affordable rental housing, and permanent affordable first-time homeownership through the Chandler Community Land Trust. The Housing and Redevelopment division is also engaging in affordable housing development opportunities for Chandler residents. The city will overcome these gaps in the system through collaboration and partnership with the Urban County and the HOME Consortium members.

SP-45 Goals - 91.415, 91.215(a)(4)

Goals Summary Information

| Sort Order | Goal Name | Start Year | End Year | Category | Geographic Area | Needs Addressed | Funding | Goal Outcome Indicator |
|------------|---|------------|----------|-----------------------------------|---------------------------|---------------------------------------|-------------------|--|
| 1 | 1A Housing Rehabilitation | 2025 | 2029 | Affordable Housing | Citywide Low/Mod Eligible | Preserve & Develop Affordable Housing | CDBG: \$1,900,000 | Homeowner Housing Rehabilitated: 60 Household Housing Unit |
| 2 | 1B Relocation | 2027 | 2029 | Affordable Housing | Citywide Low/Mod Eligible | Preserve & Develop Affordable Housing | CDBG: \$750,000 | Other: 150 |
| 3 | 2A Code Enforcement | 2025 | 2029 | Affordable Housing | Citywide Low/Mod Eligible | Neighborhood Revitalization | CDBG: \$500,000 | Housing Code Enforcement/Foreclosed Property Care: 55,000 Household Housing Unit |
| 4 | 3A Public Services for LMI & Special Need | 2025 | 2029 | Non-Housing Community Development | Citywide Low/Mod Eligible | Public Services | CDBG: \$1,074,640 | Public service activities other than Low/Moderate Income Housing Benefit: 1500 Persons Assisted |
| 5 | 4A Improve Public Facilities & Infrastructure | 2025 | 2029 | Non-Housing Community Development | Citywide Low/Mod Eligible | Public Facilities & Infrastructure | CDBG: \$1,756,780 | Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 15,000 Persons Assisted |
| 6 | 5A Effective Program Administration | 2025 | 2029 | Non-Housing Community Development | Citywide Low/Mod Eligible | Effective Program Administration | CDBG: \$1,432,855 | Other: 5 |

Table 9 – Goals Summary

Goal Descriptions

| | | |
|---|-------------------------|--|
| 1 | Goal Name | 1A Housing Rehabilitation |
| | Goal Description | The city has a goal to support housing rehabilitation programs that improve living conditions for LMI homeowners through emergency repairs, minor repairs, ADA modifications, weatherization, and exterior improvements to housing units. |
| 2 | Goal Name | 1B Relocation |
| | Goal Description | The city has a goal to address housing instability due to the development of affordable housing using federal funds. CDBG funds will be used for relocation assistance for residents who risk being displaced by these activities. |
| 3 | Goal Name | 2A Code Enforcement |
| | Goal Description | The city has a goal to foster neighborhood preservation through targeted code enforcement activities that will revitalize neighborhoods and improve housing conditions through continued exterior inspections in eligible low/mod areas. Referrals for assistance will be provided to households with low and moderate income. |
| 4 | Goal Name | 3A Public Services for LMI & Special Need |
| | Goal Description | The city has a goal to provide supportive services for LMI and special need persons. These services will focus on assisting Chandler residents experiencing homelessness, at-risk of homelessness, or who have special needs. |
| 5 | Goal Name | 4A Improve Public Facilities & Infrastructure |
| | Goal Description | The city has a goal to improve access to public facilities in low/mod areas, such as neighborhood facilities, community centers, community gardens, and parks and recreation facilities. The city will also expand and improve public infrastructure in low/mod areas, including activities such as improvements to streets and sidewalks. |
| 6 | Goal Name | 5A Effective Program Administration |
| | Goal Description | Effective program management of the CDBG grant program will ensure compliance with grant regulations and that the program activities meet their established objectives. Planning will involve the development of annual action plans, submission of other cross-cutting reports, and meeting citizen participation requirements. |

Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.315(b)(2)

With CDBG funds, the City of Chandler estimates that over the next five years of the Consolidated Plan the city will assist LMI households with affordable housing activities:

Homeowner Housing Rehabilitated: 60 Household Housing Unit

SP-65 Lead-based Paint Hazards - 91.415, 91.215(i)

Actions to address LBP hazards and increase access to housing without LBP hazards

According to 2018-2022 American Community Survey (ACS) five-year estimates data, an estimated 6,305 owner-occupied housing units and 4,326 renter-occupied units were built before 1980. That amounts to an estimated 10% of housing units built before 1980, which represents a significant number of homes with the potential of LBP hazards.

In order to minimize the risk of lead poisoning, participants in city housing programs receive information about lead-based paint and other hazardous substances. The city adheres to strict HUD guidelines for testing and removing lead-based paint, and it mandates compliance from its contractors and subcontractors. Any structure built before 1978 that is being considered for renovation under federal programs is tested for lead-based paint. Notices and requirements regarding the testing and removal of lead-based paint are provided to program participants, contractors, and project sponsors.

How are the actions listed above integrated into housing policies and procedures?

The following policies and procedures are integrated into the city's program:

Housing Rehabilitation Projects: The city follows strict HUD guidelines for testing and abatement of lead-based paint and other hazardous substances and requires compliance from its contractors and subcontractors. Any structure built before 1978 that is proposed for rehabilitation under federal programs, is tested for lead-based paint. Notices and requirements regarding testing and removal of lead-based paint are provided to program participants, contractors and project sponsors. The city's service provider has licensed contractors who are available to perform appropriate abatement and/or removal procedures if lead-based paint is present.

Housing Choice Voucher/Section 8: The City of Chandler Public Housing Authority (PHA) is administered by the Housing and Redevelopment Division, which oversees and manages Public Housing units and the Housing Choice Voucher Section 8 program. The PHA inspects prospective dwellings constructed prior to 1978 that will have a child under the age of six residing therein, for compliance with EPA and HUD Lead Based Paint rules and regulations. The inspection includes visual inspections for chipped, peeling, chalking and deteriorated interior and exterior paint. Clearance testing may be performed after remediation by the property owner, to assure a lead-safe environment.

SP-70 Anti-Poverty Strategy - 91.415, 91.215(j)

Jurisdiction Goals, Programs and Policies for reducing the number of Poverty-Level Families

According to the 2018-2022 ACS, the median income in the City of Chandler has increased by 40% over the past decade. However, the wealth gap continues to widen, making it necessary for the City of Chandler and its partners to work harder to ensure a comprehensive anti-poverty strategy. The city collaborates across departments and with non-profits to reduce poverty and help individuals become self-sufficient, thereby reducing the likelihood of returning to poverty over time.

The City of Chandler acknowledges that in order to prevent future crises, it is essential to provide stability for individuals and take a comprehensive approach. By collaborating with the Housing, Community Development, Economic Development, and nonprofit partners, the city invests in services that promote affordable and secure housing, case management, employment opportunities including job training and preparation, education, transportation, childcare, budgeting and financial assistance, and steps towards homeownership. The objective is to guide individuals from personalized case management towards self-sufficiency through supportive services and stability.

How are the Jurisdiction poverty reducing goals, programs, and policies coordinated with this affordable housing plan

The city has created six (6) goals to address identified priority needs that work to reduce poverty in the City of Chandler. These goals are housing rehabilitation; relocation services for LMI households affected by the city's development of affordable housing using federal funds; code enforcement; public services for LMI and special needs; improvements to public facilities and infrastructure; and the effective management of the CDBG program. For more details, see the SP-45 Goals.

SP-80 Monitoring - 91.230

Describe the standards and procedures that the jurisdiction will use to monitor activities carried out in furtherance of the plan and will use to ensure long-term compliance with requirements of the programs involved, including minority business outreach and the comprehensive planning requirements

Monitoring for CDBG regulatory compliance is crucial for the success of the program and will take place continuously throughout the program years 2025-2029. The monitoring process starts with the application (for subrecipients and/or contractors) and pre-contract orientation and continues throughout the year, with staff conducting ongoing monitoring activities which include review of agency fiscal audits, conducting risk assessments, desk audits, providing technical assistance, project meetings, and onsite or virtual audits of fiscal, administrative and programmatic activities. The city conducts training sessions to explain program laws, regulations and requirements, and city monitoring standards and procedures. As a part of the city's ongoing monitoring activities, staff evaluates the adequacy of a subrecipient and takes appropriate action when problems arise (24 CFR 570.501(a)).

Risk assessments are conducted to evaluate the level of risk for each activity planned and guides staff on when a more formal monitoring is needed. Risk Assessment criteria includes:

1. The amount of funding planned for the activity and the complexity of the activity;
2. Implementation of the activity – how the activity will be carried out and over what period of time;
3. Experience of the grantee/subrecipient and past compliance history with federal funds;
4. Timeliness, accuracy and completeness of monthly reports;
5. Program outcomes, including progress toward stated objectives. Review of beneficiary data, reported accomplishments and its progress toward meeting the planned goal, alignment with national low/moderate income objective; and
6. Fiscal management, including review of fiscal audits, audit management letters, and timeliness of expenditures.

Risk assessments help staff identify areas where further review is needed and if a formal monitoring is needed. An onsite monitoring allows staff to observe disability accessibility compliance and disability accessibility policy and program documents.

Subrecipients provide monthly performance reports along with their request for reimbursement to demonstrate progress made toward their goals and objectives, allowing the city to continuously monitor and evaluate progress and provide technical assistance to mitigate any unforeseen barriers or challenges to financial and program requirements.

Annual Action Plan

AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)

Introduction

The City of Chandler receives Community Development Block Grant funding from the United States Department of Housing and Urban Development (HUD) as an 'entitlement community' and is the CDBG lead agency; funds are received based on an annual formula. These grant funds support activities that preserve affordable housing, revitalize neighborhoods, provide vital relocation services due to displacement of housing development activities and fund community development programs. PY 2025 is the first program year of the Five-Year 2025-2029 Consolidated Plan, and the city anticipates receiving \$1,432,855 for its CDBG program based on the prior year allocation. The city anticipates receiving similar allocation amounts in each year of the Consolidated Plan period. The city will also reallocate \$250,000 prior year funds from PY 2024 originally programed for relocation towards capital project/s.

The city also receives HUD HOME funding as a member of the Maricopa County HOME Consortium (HOME Consortium). The HOME Consortium is a legal entity created through an intergovernmental agreement between Maricopa County, the cities of Avondale, Chandler, Glendale, Peoria, Scottsdale, Surprise, Tempe and the Town of Gilbert. Each HOME Consortium member receives a pro rata share of funds and uses them to meet the needs of their community. The County's Five-Year Consolidated Plan and Annual Action Plans also include the housing needs and activities of Chandler. These funds are not listed in the table below as the city is not a direct recipient of HOME funds from HUD.

Anticipated Resources

| Program | Source of Funds | Uses of Funds | Expected Amount Available Year 1 | | | | Expected Amount Available Remainder of ConPlan \$ | Narrative Description |
|---------|------------------|--|----------------------------------|--------------------|--------------------------|-----------|---|--|
| | | | Annual Allocation: \$ | Program Income: \$ | Prior Year Resources: \$ | Total: \$ | | |
| CDBG | public - federal | Admin and Planning Housing Neighborhood Revitalization Public Improvements Public Services | 1,432,855 | 0 | 250,000 | 1,682,855 | 5,731,420 | PY 2025 is the first program year of the ConPlan. The expected amount available remainder of the ConPlan is 4x years of the annual allocation. |

Table 10 - Anticipated Resources

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

The city's CDBG funds do not require match. In addition to its annual CDBG entitlement allocation, the city may receive program income from the operation of its owner-occupied housing rehabilitation program. These funds will be reinvested into the housing rehabilitation program. The city may also have prior year resources that may become available upon fiscal year end. These funds will be re-allocated through the city's procurement process.

Numerous local resources leverage HUD funding to address the needs of Chandler residents. Local funds are allocated annually. Applications are reviewed by the Housing and Human Services Commission and funding recommendations are made to the Chandler City Council.

The Neighborhood Resources Department uses local funds to support staff and resources, including services for individuals experiencing homelessness. Federal funds, such as those administered by the State of Arizona through programs like the Low-Income Housing Tax Credit Program, National Housing Trust Fund, Public Housing, and Section 8 (Housing Choice Voucher) programs, are crucial resources that help maximize

the impact of CDBG and HOME funds. The City of Chandler also seeks other state and foundation funding to further leverage these local and federal funds.

The city is a member of the Maricopa HOME Consortium and receives HOME Investment Partnerships funds through the HOME Consortium. HOME funds have a 25% matching requirement, and each HOME dollar spent is matched with 25% of general funds for projects within the program year. HOME match is tracked on a Match log. HOME funds are not entered in the table above as a resource as the HOME Consortium is the direct recipient of those funds and are ultimately responsible for the planning and reporting of HOME funds for the Consortium.

If appropriate, describe publicly owned land or property located within the state that may be used to address the needs identified in the plan

The City of Chandler owns five public housing sites, 103 scattered-site houses, and several vacant parcels of land. Over the next few years, these assets will be evaluated for potential development or redevelopment with the goal of increasing affordable housing opportunities for Chandler residents with low- and moderate-incomes.

Annual Goals and Objectives

AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

Goals Summary Information

| Sort Order | Goal Name | Start Year | End Year | Category | Geographic Area | Needs Addressed | Funding | Goal Outcome Indicator |
|------------|---|------------|----------|-----------------------------------|---------------------------|---------------------------------------|-----------------|---|
| 1 | 1A Housing Rehabilitation | 2025 | 2029 | Affordable Housing | Citywide Low/Mod Eligible | Preserve & Develop Affordable Housing | CDBG: \$200,000 | Homeowner Housing Rehabilitated: 5 Household Housing Unit |
| 3 | 2A Code Enforcement | 2025 | 2029 | Affordable Housing | Citywide Low/Mod Eligible | Neighborhood Revitalization | CDBG: \$100,000 | Housing Code Enforcement/Foreclosed Property Care: 11,000 Household Housing Unit |
| 4 | 3A Public Services for LMI & Special Need | 2025 | 2029 | Non-Housing Community Development | Citywide Low/Mod Eligible | Public Services | CDBG: \$214,928 | Public service activities other than Low/Moderate Income Housing Benefit: 300 Persons Assisted |
| 5 | 4A Improve Public Facilities & Infrastructure | 2025 | 2029 | Non-Housing Community Development | Citywide Low/Mod Eligible | Public Facilities & Infrastructure | CDBG: \$881,356 | Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 3,000 Persons Assisted |
| 6 | 5A Effective Program Administration | 2025 | 2029 | Non-Housing Community Development | Citywide Low/Mod Eligible | Effective Program Administration | CDBG: \$286,571 | Other: 1 |

Table 11 – Goals Summary

Goal Descriptions

| | | |
|---|-------------------------|--|
| 1 | Goal Name | 1A Housing Rehabilitation |
| | Goal Description | The city has a goal to support housing rehabilitation programs that improve living conditions for LMI homeowners through emergency repairs, minor repairs, ADA modifications, weatherization, and exterior improvements to housing units. |
| 3 | Goal Name | 2A Code Enforcement |
| | Goal Description | The city has a goal to foster neighborhood preservation through targeted code enforcement activities that will revitalize neighborhoods and improve housing conditions through continued exterior inspections in eligible low/mod areas. Referrals for assistance will be provided to households with low and moderate income. |
| 4 | Goal Name | 3A Public Services for LMI & Special Need |
| | Goal Description | The city has a goal to provide supportive services for LMI and special need persons. These services will focus on assisting Chandler residents experiencing homelessness, at-risk of homelessness, or who have special needs. |
| 5 | Goal Name | 4A Improve Public Facilities & Infrastructure |
| | Goal Description | The city has a goal to improve access to public facilities in low/mod areas, such as neighborhood facilities, community centers, community gardens, and parks and recreation facilities. The City will also expand and improve public infrastructure in low/mod areas, including activities such as improvements to streets and sidewalks. |
| 6 | Goal Name | 5A Effective Program Administration |
| | Goal Description | Effective program management of the CDBG grant program will ensure compliance with grant regulations and that the program activities meet their established objectives. Planning will involve the development of annual action plans, submission of other cross-cutting reports, and meeting citizen participation requirements. |

AP-35 Projects - 91.420, 91.220(d)

Introduction

PY 2025 AAP projects will address the housing and community development needs and goals as identified in the strategic plan. These include public services, code enforcement, housing rehabilitation, facilities and infrastructure improvements and program administration. CDBG funds have a maximum 20% regulatory cap for program administration costs and a 15% regulatory cap for public service activities.

This plan only lists the projects funded with CDBG. The City of Chandler's planned HOME activities are included in Maricopa County's Annual Action Plan. The city's Section 8, Public Housing Capital Funds and General Funds are not included in these projects and are dedicated to non-CDBG funded activities.

Projects

| # | Project Name |
|---|--|
| 1 | CDBG: Program Administration |
| 2 | CDBG: Public Services |
| 3 | CDBG: Code Enforcement |
| 4 | CDBG: Housing Rehabilitation |
| 5 | CDBG: Public Facilities & Infrastructure |

Table 12 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

The City of Chandler has identified five (5) priority needs that will be funded in the Consolidated Plan, however; due to funding limitations not all needs can be addressed in each year of the five-year plan. In PY 2025, the city will focus on affordable housing, neighborhood revitalization, public services and public facilities and infrastructure.

The preservation and development of affordable housing was identified as one the highest needs in the city. These will encompass activities such as homeowner housing rehabilitation, and relocation services for households impacted by the city's affordable housing developments using federal funding.

Neighborhood preservation is a priority, and code enforcement activities will revitalize neighborhoods and improve housing conditions through continued exterior inspections in eligible low/mod areas.

Public services are a priority, however there is a maximum regulatory cap of 15% allowed for funding public service activities. Eligible persons must be LMI, and activities will focus on providing services for

individuals and families experiencing homelessness, at-risk of homelessness or who have special needs.

Public Infrastructure & Facilities Improvements are a priority. Eligible project proposals that benefit Low/Mod income areas in the city such as streets, sidewalks, parks, community gardens, and community centers will be considered for funding.

The major obstacle the city faces is the general lack of funds to address all priority needs in each annual plan. The city will continue to explore additional funding opportunities through leveraging the resources it currently has.

AP-38 Project Summary

Project Summary Information

| | | |
|---|--|--|
| 1 | Project Name | CDBG: Program Administration |
| | Target Area | Citywide Low/Mod Eligible |
| | Goals Supported | 5A Effective Program Administration |
| | Needs Addressed | Effective Program Administration |
| | Funding | CDBG: \$286,571 |
| | Description | General admin and planning of the CDBG program in PY 2025. Funding for admin costs is capped at 20% of the total grant. |
| | Target Date | 06/30/2026 |
| | Estimate the number and type of families that will benefit from the proposed activities | N/A |
| | Location Description | Citywide, eligible. |
| | Planned Activities | General admin and planning of the CDBG program (HUD Matrix code: 21A). Any increase or decrease in funding must adhere to the 20% program administration regulatory expenditure cap. |
| 2 | Project Name | CDBG: Public Services |
| | Target Area | Citywide Low/Mod Eligible |
| | Goals Supported | 3A Public Services for LMI & Special Need |
| | Needs Addressed | Public Services |
| | Funding | CDBG: \$214,928 |
| | Description | The City will fund public services that provide basic needs for LMI persons and focus on homeless needs. Funding for public services is capped at 15% of the total grant. |
| | Target Date | 06/30/2026 |
| | Estimate the number and type of families that will benefit from the proposed activities | Public service activities other than Low/Moderate Income Housing Benefit: 300 Persons Assisted |
| | Location Description | Citywide, eligible. |

| | | |
|---|--|---|
| 3 | Planned Activities | <p>Planned activities include:</p> <p>Community Development and Resources Client Services (HUD Matrix code: 03T): \$164,928</p> <p>Public Housing Youth Program (HUD Matrix code: 05D): \$50,000</p> <p>Contingency Plan:</p> <ul style="list-style-type: none"> (a) Any increase or decrease in funding must adhere to the 15% public services regulatory expenditure cap. (b) An increase in funds available for allocation, including any unanticipated funds, will be proportionately applied to COC Community Development and Resources - Client Services and COC Housing and Redevelopment - Public Housing Youth Program. (c) A decrease in funds available for allocation will be applied proportionately toward COC Community Development and Resources - Client Services and COC Housing and Redevelopment - Public Housing Youth Program. Funding for the COC Housing and Redevelopment - Public Housing Youth Program will not be reduced below \$40,000. The remaining reduction of funds, if needed, will be applied to COC Community Development and Resources - Client Services. |
| | Project Name | CDBG: Code Enforcement in Low-Mod Neighborhoods |
| | Target Area | Citywide Low/Mod Eligible |
| | Goals Supported | 2A Code Enforcement |
| | Needs Addressed | Neighborhood Revitalization |
| | Funding | CDBG: \$100,000 |
| | Description | The City will fund neighborhood preservation through code enforcement activities that will revitalize communities and improve housing conditions through inspections in eligible low/mod areas. |
| | Target Date | 06/30/2026 |
| | Estimate the number and type of families that will benefit from the proposed activities | Housing Code Enforcement: 11,000 Household Housing Unit |
| | Location Description | Citywide, eligible. |

| | | |
|---|--|--|
| | Planned Activities | Planned activities include: Code Enforcement (HUD Matrix code: 15): \$100,000 Contingency Plan: Code Enforcement will not receive an increase or decrease in funding. |
| 4 | Project Name | CDBG: Homeowner Rehabilitation |
| | Target Area | Citywide Low/Mod Eligible |
| | Goals Supported | 1A Housing Rehabilitation |
| | Needs Addressed | Preserve & Develop Affordable Housing |
| | Funding | CDBG: \$200,000 |
| | Description | The City will provide funding to support housing rehabilitation programs that improve living conditions for LMI homeowners. Activities may include emergency repairs, minor repairs, ADA modifications and exterior improvements to housing units. |
| | Target Date | 06/30/2026 |
| | Estimate the number and type of families that will benefit from the proposed activities | Homeowner Housing Rehabilitated: 12 Household Housing Unit |
| | Location Description | Citywide, eligible. |
| | Planned Activities | Planned activities include: Homeowner Rehabilitation-Operations (HUD Matrix code: 14H): \$75,000 Homeowner Rehabilitation Program Activities (HUD Matrix code: 14A): \$125,000 Contingency Plan: Any decrease in funds available for allocation will first be applied to Homeowner Rehabilitation Program Activities. Operations funding will not be reduced below \$50,000. Contracted Services funding will not be reduced below \$75,000. |
| 5 | Project Name | CDBG: Public Facility & Infrastructure |
| | Target Area | Citywide Low/Mod Eligible |
| | Goals Supported | 4A Improve Public Facilities & Infrastructure |
| | Needs Addressed | Public Facilities & Infrastructure |

| | |
|--|--|
| Funding | CDBG: \$881,356 |
| Description | The City will fund public facility and infrastructure improvements in low/mod areas. Funding may also be provided for public facilities that serve special needs groups such as the elderly, persons with a disability and the homeless. This project has been funded with an additional \$250,000 reallocated from PY 2024 funds. |
| Target Date | 06/30/2026 |
| Estimate the number and type of families that will benefit from the proposed activities | Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 3,000 Persons Assisted |
| Location Description | Citywide, eligible. |
| Planned Activities | <p>Planned activities include:</p> <p>Capital Projects including Neighborhood Facilities (03E), Parks and Recreational Facilities (03F), Streets (03K) and Sidewalks (03K): FY 2025 CDBG funds = \$631,356, and reprogrammed FY 2024 CDBG funds = \$250,000.</p> <p>Contingency Plan:</p> <p>Any increase in funds available for allocation, including any unanticipated funds, will be applied to Capital Projects. Any remaining reduction of funds, if needed, will be applied to Capital Projects.</p> |

AP-50 Geographic Distribution - 91.420, 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

The City of Chandler does not necessarily target funds geographically; however funds must serve low- and moderate-income individuals and families or be directed towards neighborhoods with a prominent low/mod income population. The city will use the following definitions to describe its objectives as defined by HUD as: eligible individuals benefitting from program services are low/mod clientele (LMC); eligible households benefitting from housing activities are low/mod households (LMH); and eligible activities that target a low/mod area (LMA).

HUD defines a low/mod area as a “low/mod block group tract”, which is an area that is primarily residential and where at least 51 percent of the residents are low- and moderate-income persons. However, as stated in section 105(c)(2)(A)(ii) of the Housing and Community Development Act of 1974, as amended, says that an activity shall be considered to principally benefit low- and moderate-income persons when “the area served by such activity is within the highest quartile of all areas within the jurisdiction of such city or county in terms of the degree of concentration of persons of low and moderate income.” Chandler is an exception grantee, and tracts with 38.9% or more LMI are considered low/mod, which is the “top quartile” percentage of the population based on 2016-2020 American Community Survey data for Fiscal Year 2024.

Geographic Distribution

| Target Area | Percentage of Funds |
|---------------------------|---------------------|
| Citywide Low/Mod Eligible | 100 |

Table 13 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

As noted above, the City of Chandler does not necessarily target funds geographically; however funds must meet LMA, LMH or LMC objectives.

Direct services such as public services (LMC) and affordable housing rehabilitation benefits (LMH) are based on household income eligibility rather than area benefit. For these activities, city staff and/or one of its subrecipients will complete an application and determine eligibility before the activity is initiated.

Certain activities such as code enforcement or public improvements will serve a low/mod neighborhood or area (LMA) and have an “area-wide” benefit. Per HUD requirements, these areas must be within an eligible Low/Mod Block Group Tract, as defined by HUD-CDBG regulations, whereby the majority of the residents are low- to moderate-income (or 51%). However; as noted above Chandler is an exception grantee, and tracts with a low/mod population percentage of 38.9% or more are considered low/mod, which is the “top quartile” percentage of the population based on 2016-2020 American Community Survey data for Fiscal Year 2024.

To determine LMI tracts the city utilizes HUD's CDBG Low Mod Income Summary Data (LMISD) from the HUD Exchange website, which has defined the eligible block group tracts within the jurisdiction. The tracts can be at: <https://www.hudexchange.info/programs/acs-low-mod-summary-data/>.

Discussion

Race/Ethnic Minority Concentration

A "racial or ethnic concentration" is any census tract where a racial or ethnic minority group makes up 10% or more of that group's citywide percentage. Data was taken from the 2018-2022 ACS 5-Year estimates. Due to the small sample size, only racial or ethnic groups making up at least 1% of the city's population were analyzed.

Black or African American, non-Hispanic: This group makes up 5.6% of the citywide population, and a census tract is considered a concentration if 15.6% of the population is part of this racial group. Based on these criteria, there are no tracts with a concentration, however tract 04013980400 is close with 15.4%.

Asian, non-Hispanic: Approximately 11.7% of the city population identifies as Asian. A census tract is considered a concentration if 21.7% of the population is part of this racial group. Several tracts south of Santan Freeway have a concentration: 04013811800, 04013812300, 04013812700, 04013812801, 04013812900, 04013813000, and 04013813200.

American Indian and Alaska Native, non-Hispanic: This group makes up 1.5% of the citywide population, and a census tract is considered a concentration if 11.5% of the population is part of this racial group. There is one tract with a concentration (04013980400) on the western border of the city on the corner of Maricopa and Santan Freeway.

Hispanic: Hispanics comprise 21.2% of the City's population, and a census tract is considered a concentration if 31.2% of the population is part of this ethnic group. There are seven tracts located centrally in the city just north of Santan Freeway: 04013523006, 04013523002, 04013522903, 04013522904, 04013523104, 04013523102, and 04013812000.

Low-Income Households Concentration

A "low-income concentration" is any census tract where the median household income (MHI) is 80% or less than the MHI for the City of Chandler. According to the 2018-2022 ACS 5-Year Estimates, the MHI in the city is \$99,374. A tract is considered to have a low-income concentration if the MHI is \$79,499 or less. The majority of tracts with a concentration of low-income households are located centrally in the city just north of Santan Freeway (04013422209, 04013523008, 04013523007, 04013523006, 04013523002, 04013522903, 04013522904, 04013523103, 04013523104, 04013523102, and 04013812000). Data shows these tracts generally correspond to tracts with a concentration of Hispanic persons. There is also one tract in the north with a concentration (04013422218) and two tracts on the southern border of the Consolidated Plan

city with concentrations (04013813800 & 04013814000). For a map displaying a concentration of low/mod households, see the MA-50.

DRAFT

AP-85 Other Actions - 91.420, 91.220(k)

Introduction

The City of Chandler will maintain existing policies and programs while also improving them as necessary. Chandler will continue to seek new partnerships and more effective ways to collaborate in response to the increasing wealth gap. The planned actions outlined below describe the city's efforts to address challenges in meeting the needs of underserved populations, ensuring affordable housing, reducing lead-based paint hazards, decreasing the number of families living in poverty, preserving institutional structures, and coordinating with service providers.

Actions planned to address obstacles to meeting underserved needs

The main challenges in meeting the needs of underserved communities are insufficient funding and strict regulations. The city provides limited general and federal funds to both nonprofits and City departments to assist the most vulnerable residents. It aims to address immediate needs while also working on long-term strategies to help individuals and families become self-sufficient. The city offers support for emergency situations, such as providing shelter and food, as well as assistance for families and individuals struggling with home repairs. The overall goal is to promote stability and reduce poverty in the future. The city will continue to explore alternative funding sources with more flexible regulations, as funding becomes available.

Chandler utilizes CDBG and HOME funds, along with General Fund resources, to support agencies that cater to the needs of the city's vulnerable residents.

Actions planned to foster and maintain affordable housing

The 2019 Community Needs Assessment identified housing for all income levels and services for individuals experiencing homelessness as top areas of need. Nearly 40% of rental households in Chandler are cost burdened, spending over 30% of their income on housing. Additionally, over 16% of rental households in Chandler are severely cost burdened, spending over half of their income on housing. Consequently, the City of Chandler is actively seeking ways to maintain affordable housing and expand the housing inventory as the market tightens. To address and expand affordable housing, the city of Chandler utilizes a combination of CDBG and HOME funding. The city also offers single-family owner-occupied housing rehabilitation programs to assist low and moderate-income homeowners with emergency repairs, minor repairs, ADA modifications, and exterior improvements, helping them to stay in safe and affordable homes that they have often lived in for years. The city is exploring other ways to expand housing rehabilitation services.

The City of Chandler's Community Development staff closely collaborates with the Chandler Public Housing Authority (PHA) to assist low- and moderate-income Chandler residents. The Chandler PHA manages the Tenant-Based Rental Assistance (TBRA) program, which helps households experiencing

homelessness. The city has employed housing stability specialists to help households experiencing homelessness find new housing. The Community Development staff oversees homeless outreach and services. They maintain ongoing communication with the Chandler PHA regarding individuals and families experiencing homelessness, as well as those who may be eligible for this service.

Actions planned to reduce lead-based paint hazards

According to 2018-2022 American Community Survey (ACS) five-year estimates data, an estimated 6,305 owner-occupied housing units and 4,326 renter-occupied units were built before 1980. That amounts to an estimated 10% of housing units built before 1980, which represents a significant number of homes with the potential of LBP hazards.

To reduce the risk of lead poisoning, information is distributed to participants in city housing programs. The city follows strict HUD guidelines for testing and abatement of lead-based paint and other hazardous substances and requires compliance from its contractors and subcontractors. Any structure built before 1978 that is proposed for rehabilitation under federal programs is tested for lead-based paint. Notices and requirements regarding testing and removal of lead-based paint are provided to program participants, contractors and project sponsors.

In addition, the city follows a multi-pronged approach to reduce lead hazards:

1. Rehabilitation Projects. The City follows strict HUD guidelines for testing and abatement of lead-based paint and other hazardous substances and requires compliance from its contractors and subcontractors. Any structure built before 1978 that is proposed for rehabilitation under federal programs, is tested for lead-based paint. Notices and requirements regarding testing and removal of lead-based paint are provided to program participants, contractors and project sponsors. The city's service provider has licensed contractors who are available to perform appropriate abatement and/or removal procedures if lead-based paint is present.

2. Housing Choice Voucher: Section 8. The PHA inspects prospective dwellings constructed prior to 1978 that will have a child under the age of six residing therein, for compliance with EPA and HUD Lead Based Paint rules and regulations. The inspection includes visual inspections for chipped, peeling, chalking and deteriorated interior and exterior paint. Clearance testing may be performed after remediation by the property owner, to assure a lead-safe environment.

Actions planned to reduce the number of poverty-level families

The activities outlined in this plan are designed to directly reduce the number of households living below the poverty line in Chandler. The City of Chandler will continue to collaborate with nonprofits, the Continuum of Care, and other cities in the valley to collectively address poverty. The city will provide funding to agencies that offer support to individuals with low and moderate incomes, especially those experiencing homelessness. This support includes basic services such as food, clothing, essential medical

care, job training, and employment support, as well as case management services.

Additionally, the city will provide short and long-term housing solutions such as non-congregate shelter, and tenant-based rental assistance.

Actions planned to develop institutional structure

The city will remain an active member of the regional Continuum of Care and the Local Jurisdiction Subcommittee. The city will continue to work closely with the East Valley City Managers and assist with For Our City – Chandler, a group of nonprofits who collaborate to serve the community. Additionally, the city will keep developing public-private partnerships to address housing, finance, and community development efforts.

The city is a member of the Maricopa HOME Consortium and receives funding from the HOME program through an Intergovernmental Agreement. The lead agency, Maricopa County Human Services Department, is responsible for the administration and planning of the regional HOME Consortium. Chandler and the Maricopa County Human Services Department jointly plan, report, and administer activities funded by HOME in the City of Chandler.

Actions planned to enhance coordination between public and private housing and social service agencies

Chandler will continue to work with For Our City to coordinate resources for Chandler's most vulnerable residents. For Our City is a network of faith-based organizations, nonprofits, service organizations, businesses, and the City of Chandler working together in unity and compassion to help the residents of Chandler. Through the For Our City network, Chandler can connect nonprofits, volunteers, and vulnerable individuals to serve most effectively.

Program Specific Requirements

AP-90 Program Specific Requirements - 91.420, 91.220(l)(1,2,4)

Introduction

This section describes the program specific requirements of the CDBG program. The City does not anticipate generating any program income from CDBG activities in PY 2025.

Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(l)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

| | |
|--|----------|
| 1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed | 0 |
| 2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan. | 0 |
| 3. The amount of surplus funds from urban renewal settlements | 0 |
| 4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan | 0 |
| 5. The amount of income from float-funded activities | 0 |
| Total Program Income: | 0 |

Other CDBG Requirements

| | |
|---|--------|
| 1. The amount of urgent need activities | 0 |
| 2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan. | 85.00% |