

# Executive Summary

## AP-05 Executive Summary - 91.200(c), 91.220(b)

### 1. Introduction

The City of Chandler has prepared its Annual Action Plan (AAP) for Fiscal Year (FY) 2026-2027 that details the available resources and activities related to the Community Development Block Grant (CDBG) program. The City of Chandler receives an annual entitlement allocation of CDBG funds from the United States Department of Housing and Urban Development (HUD), to develop viable communities by providing safe, decent, and affordable housing; suitable living environments; and expanding economic opportunities, primarily for individuals and households with low- and moderate-income.

To receive these funds, the city is required to complete a Five-Year Consolidated Plan and subsequent AAPs for HUD approval. 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 Consolidated Plan contains priorities, goals, performance outcome objectives, and implementation strategies for each of the Plan's elements. The AAP for FY 2026-2027 defines one-year activities in relationship to the five-year goals and objectives of the City's 2025-2029 Consolidated Plan. The FY 2026-2027 AAP is the second year of the current Five-Year Consolidated Plan.

HUD has not released the FY 2026-2027 annual allocation information. Initial CDBG funding recommendations are included in the FY 2026-2027 AAP and are based on last year's allocation. A contingency plan for a potential increase or decrease in funding is also included.

The city is a member of the Maricopa County 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 households with low- and moderate-income. 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. Chandler HOME-funded activities are included in Maricopa County's Annual Action Plan.

### 2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The goal of the CDBG program is to develop viable communities by providing decent housing and a suitable living environment, and by expanding economic opportunities, principally for persons with low and moderate income. Funds support a wide range of community development activities directed toward revitalizing neighborhoods, economic development, and providing improved community facilities and services.

The city has identified five (5) priority needs and associated goals in its Consolidated Plan to address these needs. Over the Five-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 Needs

**Priority Need: Public Facilities & Infrastructure**

4A Improve Public Facilities & Infrastructure

**Priority Need: Effective Program Administration**

5A Effective Program Administration

**3. Evaluation of past performance**

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

The City of Chandler continues to build upon its past success in utilizing HUD funding for housing rehabilitation, neighborhood revitalization, affordable housing, 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.

The following are a few accomplishments that were identified from the FY 2024-2025 CAPER.

**Public Services:** The City of Chandler allocated CDBG funds to support public service programs that benefited vulnerable residents. Highlights include mentoring, educational, and recreational programming for 151 youth residing in public housing and direct services for 735 individuals experiencing homelessness. In total, public service programs reached 886 residents, achieving 253% of the annual goal. 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.

**Housing Rehabilitation:** The city assisted 33 homeowners through its Housing Rehabilitation Program, which provided emergency home repairs, exterior improvements, and home modifications. Of these, 61% were extremely low- or low-income households. In total, Chandler met 132% of its one-year goal for housing rehabilitation.

**Neighborhood Revitalization:** The city improved neighborhood conditions through code enforcement activities in CDBG-eligible areas, benefitting 13,058 Chandler residents. Code Enforcement efforts resulted in 68,909 properties inspected, 799 violations, and 644 notices issued. The vast majority of those households gained compliance without the need for issuing a citation. No households were referred to other city departments for assistance. In total, Chandler met 119% of its one-year goal for code enforcement activities in CDBG-eligible areas.

**Public Facilities and Infrastructure Improvements:** In FY 2024-2025, the city reallocated CDBG funds to invest in two capital projects in the Chandler Downtown area. The city completed one of two capital projects which prepared and painted 132 Sternberg standing lights; 57 Sternberg hanging lights; and 3 Sternberg larger standing lights. All 192 Sternberg lights are located throughout the City of Chandler Downtown Area, a designated revitalization area and within CDBG-eligible areas. The city remains committed to advancing planned public improvement projects and leveraging partnerships.

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**

Summary from citizen participation section of plan.

Throughout the development of the City of Chandler's Annual Action Plan for Fiscal Year 2026-2027, the City provided several opportunities for public input and comment. The City of Chandler conducted a survey for a period of 21 days, which was made available to the public and key stakeholders to identify community development and housing needs in Chandler. The survey (available in English and Spanish), along with its associated QR code to scan and take the survey was promoted and distributed through various methods including but not limited to: For Our City newsletter, public housing and housing choice voucher resident emails, PHA Resident Advisory Board meeting, City public facilities (e.g. libraries, city

clerk, recreation centers, etc.) Housing and Human Services Commission, local health clinics, Chandler Unified School District Title I schools (Galveston Elementary), local nonprofits serving individuals /families with low- and moderate-income, and Maricopa Association of Governments (MAG) email distribution. Additionally, survey information was promoted using QR codes that were posted in City facilities, and the survey link was available on the City's website. Paper copies of the survey were also available (in English and Spanish) in multiple locations including during the PHA Resident Advisory Board meeting, and in the Neighborhood Resources lobby where residents who are low or moderate income frequently visit to seek services. A total of 113 surveys were received. Survey responses were received from households with a wide range of incomes, with 68% of respondents reporting a household income of less than \$45,000. Responses helped guide the City in developing the Annual Action Plan for FY 2026-2027.

The five (5) goals identified in the 2025-2029 Consolidated Plan were prioritized (High to Low) by survey respondents. Two of the goals emerged as the top priority:

- **Preserve and Develop Affordable Housing** through assistance to homeowners with low and moderate income in addressing emergency or minor repairs necessary to maintain decent, safe, and sanitary living conditions; and
- **Providing Public Services** by delivering basic needs to individuals and families with low and moderate income, persons at risk of or experiencing homelessness and persons with special needs.

The City conducted two public hearings during public meetings of the Housing and Human Services Commission (HHSC); one was held on February 11, 2026 prior to the development of the Annual Action Plan, and a second public hearing was held on March 4, 2026 to solicit comments after the development of the draft Annual Action Plan and during the public comment period. The public hearings allowed for open public access to the public meetings, facilitated public access to all questions and responses, and allowed for timely responses from Community Development staff. The platform used for the public hearings ensured equal access and opportunity for all residents to participate in the process.

There was a 30-day public comment period from March 2, 2026 to April 2, 2026. The public hearings and public comment period were announced through an advertisement in the Arizona Republic, La Voz and Prensa Arizona, posted on the City's website, and was posted in public locations including the City Clerk's office, and the Neighborhood Resources Department office. The public hearing notice (in English and Spanish) included the meeting location, date, time, key staff contacts, topics to be considered, and the beginning and ending dates of the public comment period. The notice also included information for citizens requesting reasonable accommodations for a disability. In addition to commenting at the public hearing, citizens were invited to submit written comments to the Neighborhood Resources Department by mail, phone or email at [community.development@chandleraz.gov](mailto:community.development@chandleraz.gov).

An email was sent to public housing and housing choice voucher (Section 8) residents to obtain feedback on the draft Annual Action Plan.

Public comments received during the public comment period will be incorporated into the final Annual Action Plan submitted to the U.S. Department of Housing and Urban Development. Final approval from the Chandler City Council was held on April 23, 2026.

**5. Summary of public comments**

This could be a brief narrative summary or reference an attached document from the Citizen Participation section of the Con Plan.

No public comments were received.

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

No public comments were received.

**7. Summary**

This plan continues to focus on efforts to address affordable housing, housing and non-housing community development needs, supportive housing, and homeless needs in the Chandler community. The plan also incorporates a comprehensive and coordinated strategy for implementing programs that utilize CDBG and HOME funds.

**PR-05 Lead & Responsible Agencies - 91.200(b)**

**1. Agency/entity responsible for preparing/administering the Consolidated Plan**

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
Lead Agency	CHANDLER	
CDBG Administrator		Neighborhood Resources Department
HOME Administrator		

**Table 1 – Responsible Agencies**

**Narrative**

The City of Chandler is the “lead agency” for receiving Community Development Block Grant (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 Investment Partnership Program (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, Annual Action Plan and the Consolidated Annual Performance and Evaluation Report (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 Consolidated Annual Performance and Evaluation Report (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**

Karin Bishop

Community Development Senior Program Manager  
City of Chandler Neighborhood Resources Department  
Community Development Division  
235 S. Arizona Avenue  
Chandler, AZ 85225  
(480) 782-4353  
community.development@chandleraz.gov

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## **AP-10 Consultation - 91.100, 91.200(b), 91.215(l)**

### **1. Introduction**

The City of Chandler conducted extensive outreach to local organizations, the public, and elected officials to solicit input for the drafting and development of the FY 2026 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 of Chandler conducted a survey for a period of 21 days, which was made available to the public and key stakeholders to identify community development and housing needs in Chandler. The survey (available in English and Spanish), along with its associated QR code was promoted and distributed through various methods including but not limited to: For Our City newsletter, public housing and housing choice voucher resident emails, PHA Resident Advisory Board meeting, City public facilities (e.g. libraries, city clerk, recreation centers, etc.), Housing and Human Services Commission, local health clinics, Chandler Unified School District Title I schools (e.g. Galveston Elementary), local nonprofits serving households with low and moderate income, and Maricopa Association of Governments (MAG) email distribution. Additionally, survey information was promoted using QR codes that were posted in City facilities, and the survey link was available on the City's website. Paper copies of the survey were also available (in English and Spanish) in multiple locations including during the PHA Resident Advisory Board meeting, and in the Neighborhood Resources lobby where residents who are low or moderate income frequently visit to seek services. A total of 113 surveys were received. Responses helped guide the City in developing the Annual Action Plan for FY 2026-2027.

The City held a combination of public meetings, public hearings, and stakeholder meetings that were announced through the use of newspaper advertisements, website announcements, and public notices.

### **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(l)).**

The City of Chandler prioritizes strong, collaborative partnerships to enhance coordination between public and assisted housing providers and both private and governmental health, mental health, and social service agencies. Working across local, tribal, county, state, and federal levels, the city actively participates in joint planning, information sharing, and emergency preparedness initiatives to support the needs of vulnerable populations—particularly households with low and moderate income, including but not limited to those experiencing homelessness, and residing in public and assisted housing.

Chandler maintains a comprehensive suite of preparedness plans, including an All-Hazards Emergency Operations Plan (EOP), Continuity of Operations Plans (COOPs), and a FEMA-approved Hazard Mitigation Plan. These plans are designed around FEMA's Community Lifelines framework, ensuring that essential

services—such as safety and security, food, water, shelter, health and medical, energy, communications, and transportation—are protected and restored quickly during and after an emergency.

Through regular coordination meetings, joint training exercises, and collaborative planning efforts, the city supports housing authorities and service agencies in developing and aligning emergency procedures with citywide strategies. These efforts ensure a unified approach to preparedness, response, and recovery—promoting resilience and safeguarding the well-being of all Chandler residents.

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.

The city administers federal Housing Choice Voucher (Section 8) programs, Public Housing and Tenant-Based Rental Assistance to support very low-income families, older adults, and individuals with disabilities, and persons at risk of or experiencing homelessness. 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.

In addition, Chandler actively collaborates with local and regional behavioral health providers, homeless shelters, supportive service providers, and other governmental agencies to assist homeless individuals and families at risk of or experiencing homelessness. The City's Chandler Connect program provides navigation services and advocacy for individuals experiencing unsheltered homelessness, helping them access workforce opportunities, housing resources, and supportive services.

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.

**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.**

Chandler is an active member of the regional Continuum of Care facilitated by the Maricopa Association of Governments (MAG CoC). Staff often serve in leadership roles on the Governing Board and other Collaboratives (committees) and remain active participants when not serving in an official capacity. As a jurisdictional member of the MAG CoC, Chandler conducts the annual Point-In-Time Count to assess and address homelessness trends. Chandler also provides administrative support to supplement CoC initiatives and local funding to participant agencies.

Chandler serves as an access point for the regional Coordinated Entry Systems (CES) for individuals and families governed by the MAG CoC and operated by the Brian Garcia Welcome Center and UMOM New Day Centers respectively. Each CES seeks to ensure individuals and families experiencing homelessness have access to housing and services based on regional priorities and assessed needs.

Similarly, the MAG CoC governs the regional Homeless Management Information System (HMIS) which is operated by Solari Crisis and Human Services. To ensure regional coordination, Chandler utilizes HMIS for all of its directly operated homeless and housing stability programs and requires non-profit organizations providing homeless services and supported by Chandler funds to use the system. Chandler directly operates a comprehensive array of services for households at risk of or experiencing homelessness, with a focus on persons experiencing chronic homelessness and persons with multiple vulnerabilities such as early/late age, mental health disorders, substance use disorders, justice system involvement, physical or intellectual disabilities, and chronic or acute illness. Client services delivered directly by the city include homeless outreach and non-congregate shelter services. The city also directly operates a Support Court Program, a Tenant-Based Rental Assistance (TBRA) Program and an Emergency Housing Voucher (EHV) Program, which exclusively serve Chandler residents experiencing homelessness.

Chandler Connect, the city's homeless outreach program, is designed to meet the immediate needs of residents experiencing unsheltered homelessness, and to assist them in accessing services that will support them on their path to housing and long-term stability. The Community Navigation Team provides outreach and engagement services to persons experiencing unsheltered homelessness in Chandler seven days/week, 13 hours/day. Services are designed to assist a high-need, high-resource utilizing population connect to services that will improve their health and housing status, while simultaneously addressing neighborhood and business concerns. Community Navigators work closely with the Police and Fire departments to respond to calls involving residents who are unhoused or at-risk of homelessness, freeing them up to attend to more critical public safety concerns.

Operation Open Door provides non-congregate emergency shelter to Chandler's most vulnerable residents experiencing homelessness. The goal for each participant household is to exit directly to permanent housing or to a longer-term program that provides a transition to permanency. Non-congregate shelter is accessible to high barrier populations that are not well-served in congregate settings. Essential elements of Operation Open Door include the ability to accommodate partners and pets, a safe place to store belongings, and a place to refrigerate food and medications. Each participant receives dedicated case management from city staff with lived experience.

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

Chandler does not receive ESG funds. However, the MAG CoC has an ESG Collaborative composed of ESG recipient jurisdictions that work together to make recommendations to the Governing Board

regarding how ESG funds are spent and administered. This collaboration ensures emergency services meet the needs of the region and are standardized to the extent reasonable and practicable. Input from non-ESG emergency services is also considered.

**2. Agencies, groups, organizations and others who participated in the process and consultations**

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**Table 2 – Agencies, groups, organizations who participated**

1	<b>Agency/Group/Organization</b>	AZCEND
	<b>Agency/Group/Organization Type</b>	Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless
	<b>What section of the Plan was addressed by Consultation?</b>	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
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed.

2	<b>Agency/Group/Organization</b>	City of Chandler – Community Services
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless Other government - Local
	<b>What section of the Plan was addressed by Consultation?</b>	Homeless Needs - Families with children Homelessness Needs - Unaccompanied youth Homeless Needs - Chronically homeless Homeless Needs - Veterans Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed.
3	<b>Agency/Group/Organization</b>	CARE Center
	<b>Agency/Group/Organization Type</b>	Services-Children Services-homeless Services-Health Health Agency

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

	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed.
6	<b>Agency/Group/Organization</b>	Housing and Human Services commission
	<b>Agency/Group/Organization Type</b>	Services-Victims of Domestic Violence Other government - Local Business and Civic Leaders
	<b>What section of the Plan was addressed by Consultation?</b>	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
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	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 are also invited to complete the survey.
7	<b>Agency/Group/Organization</b>	ICAN: Improving Chandler Area Neighborhoods
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education Services - Broadband Internet Service Providers Services - Narrowing the Digital Divide Child Welfare Agency

	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs - Families with children Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs Anti-poverty Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed.
8	<b>Agency/Group/Organization</b>	City of Chandler Housing and Redevelopment (Chandler PHA)
	<b>Agency/Group/Organization Type</b>	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

<p><b>What section of the Plan was addressed by Consultation?</b></p>	<p>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</p>
<p><b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b></p>	<p>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.</p>
<p>9 <b>Agency/Group/Organization</b></p>	<p>Mesa United Way</p>
<p><b>Agency/Group/Organization Type</b></p>	<p>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</p>

	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed.
10	<b>Agency/Group/Organization</b>	City of Chandler - Development Services
	<b>Agency/Group/Organization Type</b>	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
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Lead-based Paint Strategy Homelessness Strategy Non-homeless Special Needs Anti-poverty Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	This City department represents the City in the development of the Maricopa County Multi-Jurisdictional Hazard Mitigation Plan. The department was also consulted through discussions about Maricopa County's strategies to reduce lead-based paint in housing and participation on the Arizona Lead Poisoning Prevention Coalition.

11	<b>Agency/Group/Organization</b>	VALLEY OF THE SUN YMCA
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education Services - Broadband Internet Service Providers Services - Narrowing the Digital Divide Regional organization
	<b>What section of the Plan was addressed by Consultation?</b>	Homeless Needs - Families with children Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed.
12	<b>Agency/Group/Organization</b>	City of Chandler – Neighborhood Preservation and Neighborhood Programs
	<b>Agency/Group/Organization Type</b>	Other government - Local
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	This City division works closely with Community Development in addressing resident needs.
13	<b>Agency/Group/Organization</b>	CHANDLER UNIFIED SCHOOL DISTRICT
	<b>Agency/Group/Organization Type</b>	Services-Children Services-Education Publicly Funded Institution/System of Care Other government - Local
	<b>What section of the Plan was addressed by Consultation?</b>	Homeless Needs - Families with children Non-Homeless Special Needs

	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed.
14	<b>Agency/Group/Organization</b>	Dignity Health Chandler Regional Medical Center
	<b>Agency/Group/Organization Type</b>	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
	<b>What section of the Plan was addressed by Consultation?</b>	Homeless Needs - Families with children Non-Homeless Special Needs
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed.

15	<b>Agency/Group/Organization</b>	Maricopa Association of Governments
	<b>Agency/Group/Organization Type</b>	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
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed.

16	<b>Agency/Group/Organization</b>	Maricopa Regional Continuum of Care
	<b>Agency/Group/Organization Type</b>	Housing Services - Housing Services-homeless Other government - County Other government - Local Regional organization Planning organization Civic Leaders
	<b>What section of the Plan was addressed by Consultation?</b>	Housing Need Assessment Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Needs - Veterans Homelessness Needs - Unaccompanied youth Homelessness Strategy
	<b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b>	Agency staff and clients invited to participate in completing the survey, increasing the likelihood of resident needs being addressed.

**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**

<b>Name of Plan</b>	<b>Lead Organization</b>	<b>How do the goals of your Strategic Plan overlap with the goals of each plan?</b>
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.

<b>Name of Plan</b>	<b>Lead Organization</b>	<b>How do the goals of your Strategic Plan overlap with the goals of each plan?</b>
Homelessness Report 2014-2018	Maricopa Association of Governments	The City of Chandler aligned its priorities in addressing housing for all incomes with the strategies identified in the Homelessness Report.
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.
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.
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.

**Table 3 - Other local / regional / federal planning efforts**

**Narrative**

The Housing Stability Program assists vulnerable Chandler residents such as seniors, persons with disabilities, and people experiencing homelessness to obtain and sustain safe, affordable housing. The team provides essential services including landlord recruitment and engagement, housing search and selection, assistance with application and lease-up, move-in assistance, and intensive case management and supportive services. The Program serves residents transitioning from homelessness to housing. Ongoing housing stability case management is also provided to tenants utilizing Emergency Housing Vouchers and Tenant Based Rental Assistance. The Chandler Support Court Program provides persons experiencing homelessness in Chandler an opportunity to engage in services designed to help them end their homelessness in lieu of traditional sentencing for misdemeanor charges. Participants who complete the service-oriented directives issued by the Court may have their sentences reduced or dismissed and will leave the program with increased stability and reduced likelihood of recidivism.

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## **AP-12 Participation - 91.401, 91.105, 91.200(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.

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**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 (If applicable)
1	Survey	Non-targeted/Broad Community Minorities Non-English Speaking (Spanish) Residents of Public and Assisted Housing Other (Non-Profits)	113 responses to the survey.	Summary of responses received to be provided in the final report submitted to HUD.	Council considered all comments and plans to take action on the funding recommendations during the April 23, 2026 City Council meeting.	<a href="https://www.chandleraz.gov/residents/neighborhood-resources/community-development/plans-and-reports">https://www.chandleraz.gov/residents/neighborhood-resources/community-development/plans-and-reports</a>

2	Newspaper Ad	<p>Minorities</p> <p>Non-English Speaking - Specify other language: Spanish</p> <p>Non-targeted/broad community</p>	<p>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</p>	<p>No comments received.</p>	<p>n/a</p>	<p><a href="https://www.chandleraz.gov/residents/neighborhood-resources/community-development/plans-and-reports">https://www.chandleraz.gov/residents/neighborhood-resources/community-development/plans-and-reports</a></p>
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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 (If applicable)
			Resources office.			
3	Public Notices	<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>	In compliance with the Citizen Participation Plan, public notices (in English and Spanish) were posted in the Neighborhood Resources building and also posted at City Clerk's office, in an effort to provide the public with information about upcoming public meetings and public hearings.	No comments received.	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 (If applicable)
4	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>	<p>Two public hearings were held. One public hearing was held at the Housing and Human Services Commission (HHSC) meeting on February 11, 2026, during the development of the draft plan, and a second public hearing was held at the HHSC meeting on March 4, 2026, during the public comment period.</p>	No comments received.	n/a	

5	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 the City's website to communicate throughout the development of the City of Chandler's 2026-2027 Annual Action Plan, providing several opportunities for public input and comment. The draft Annual Action Plan was made available on the City's website during the 30-day public comment period for all interested parties to view and provide</p>	<p>No comments received.</p>	<p>n/a</p>	<p><a href="https://www.chandleraz.gov/residents/neighborhood-resources/community-development/plans-and-reports">https://www.chandleraz.gov/residents/neighborhood-resources/community-development/plans-and-reports</a></p>
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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 (If applicable)
			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.			

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6	Public Meeting	Non-targeted/broad community	On April 8, 2026, the Housing and Human Services Commission (HHSC) is scheduled to review and recommend approval of the Annual Action Plan to City Council. The Chandler City Council is scheduled to approve the Annual Action Plan at a public meeting on April 23, 2026. The agenda items were posted for public input according to Open Meeting Law statutes by	No comments received.	n/a	<a href="https://www.chandleraz.gov/government/departments/city-clerks-office/city-council-meetings">https://www.chandleraz.gov/government/departments/city-clerks-office/city-council-meetings</a>
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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 (If applicable)
			the City Clerk's Office.			

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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 (If applicable)
7	Resident Advisory Board Meeting	Minorities Non-English Speaking - Specify other language: Spanish Persons with disabilities Residents of Public and Assisted Housing	City staff attended the Resident Advisory Board meeting on January 28, 2026, during the development of the Annual Action Plan to solicit feedback regarding the Annual Action Plan from public housing and housing choice voucher (Section 8) residents. 15 residents attended the Resident Advisory Board (RAB) meeting.	No comments received.	N/A	

Table 4 – Citizen Participation Outreach

## Expected Resources

### 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 basic needs services to Chandler's most vulnerable residents. PY 2026 is the second program year of the Five-Year 2025-2029 Consolidated Plan. HUD has not yet released the Community Planning and Development (CPD) allocations. At HUD's guidance, the City of Chandler has prepared CDBG funding recommendations, and a contingency plan based on the formula funding that it received in the prior fiscal year. A total of \$1,486,156 in CDBG funding recommendations are included in the FY 2026-2027 Annual Action Plan.

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.

Numerous local resources leverage HUD funding to address the needs of Chandler residents. Local funds are used to leverage funding by supporting staff and resources within the Neighborhood Resources Department including services to individuals experiencing homelessness.

Federal funds, including those administered by the State of Arizona such as the Low Income Housing Tax Credit Program and National Housing

Trust Fund as well as Public Housing and Section 8 (Housing Choice Voucher) programs are critical resources to leverage CDBG and HOME funds.

The City of Chandler also applies for other state and foundation funding to leverage these local and federal funds.

**Anticipated Resources**

Program	Source of Funds	Uses of Funds	Expected Amount Available Year 2				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,486,156	0	0	1,486,156	4,458,468	PY 2026 is the second program year of the ConPlan. The expected amount available remainder of the ConPlan is 3x years of the annual allocation.

**Table 5 - Expected Resources – Priority Table**

**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 may be used to supplement an existing program without triggering a substantial amendment or 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 to non-profit organizations serving low-income or otherwise vulnerable populations annually. Applications are reviewed with the participation of 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 County 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 publically owned land or property located within the jurisdiction 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. In June 2024, Chandler held a groundbreaking on a multifamily affordable housing project, Villas on McQueen. The project is the first public housing project to be converted through HUD's Rental Assistance Demonstration (RAD) program, providing 157 units, designed to accommodate a resident population with low-income that includes seniors, veterans, individuals with developmental disabilities, and families. Villas on McQueen, which is projected for completion in May 2026, offers easy access to essential services, including schools, healthcare providers, parks, social services, recreational amenities, and employment opportunities. In December 2024, the City Council approved a second public housing development project, Haven on Hamilton, which will provide 250 housing units. Ninety units will be reserved for families currently residing in public housing, with an additional 160 units prioritized for seniors, persons with disabilities and veterans. The Haven on Hamilton is expected to be completed in late 2028.

**Discussion**

This section is optional and was left blank intentionally.

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## 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: \$425,000	Homeowner Housing Rehabilitated: 7 Household Housing Unit
2	2A Code Enforcement	2025	2029	Affordable Housing	Citywide Low/Mod Eligible	Neighborhood Revitalization	CDBG: \$100,000	Housing Code Enforcement/Foreclosed Property Care: 11000 Household Housing Unit
3	3A Public Services for LMI & Special Needs	2025	2029	Non-Housing Community Development	Citywide Low/Mod Eligible	Public Services	CDBG: \$222,923	Public service activities other than Low/Moderate Income Housing Benefit: 300 Persons Assisted
4	4A Improve Public Facilities & Infrastructure	2025	2029	Non-Housing Community Development	Citywide Low/Mod Eligible	Public Facilities & Infrastructure	CDBG: \$441,002	Other: 1000 Other
5	5A Effective Program Administration	2025	2029	Non-Housing Community Development	Citywide Low/Mod Eligible	Effective Program Administration	CDBG: \$297,231	Other: 1 Other

Table 6 – Goals Summary

#### Goal Descriptions

1	<b>Goal Name</b>	1A Housing Rehabilitation
	<b>Goal Description</b>	The city has a goal to support housing rehabilitation programs that improve living conditions for LMI homeowners through emergency repairs, minor repairs, ADA modifications, and exterior improvements to housing units.
2	<b>Goal Name</b>	2A Code Enforcement
	<b>Goal Description</b>	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.
3	<b>Goal Name</b>	3A Public Services for LMI & Special Needs
	<b>Goal Description</b>	The city has a goal to provide supportive services for LMI and special needs persons. These services will focus on assisting Chandler residents experiencing homelessness, at-risk of homelessness, or who have special needs.
4	<b>Goal Name</b>	4A Improve Public Facilities & Infrastructure
	<b>Goal Description</b>	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.
5	<b>Goal Name</b>	5A Effective Program Administration
	<b>Goal Description</b>	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 2026 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.

#	Project Name
1	CDBG: Homeowner Rehabilitation
2	CDBG: Code Enforcement in Low-Mod Neighborhoods
3	CDBG: Public Services
4	CDBG: Public Facility & Infrastructure
5	CDBG: Program Administration

Table 7 – 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 2026, 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. This need will be addressed through homeowner housing rehabilitation activities.

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.

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**AP-38 Project Summary**  
**Project Summary Information**

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1	<b>Project Name</b>	CDBG: Homeowner Rehabilitation
	<b>Target Area</b>	Citywide Low/Mod Eligible
	<b>Goals Supported</b>	1A Housing Rehabilitation
	<b>Needs Addressed</b>	Preserve & Develop Affordable Housing
	<b>Funding</b>	CDBG: \$425,000
	<b>Description</b>	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.
	<b>Target Date</b>	6/30/2027
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Homeowner Housing Rehabilitated: 7 Household Housing Unit
	<b>Location Description</b>	Citywide, eligible.
	<b>Planned Activities</b>	<p>Assist and provide services to single-family, Chandler homeowners with low and moderate income, who have significant housing rehabilitation needs. Funding supports staff who processes client applications, determines eligibility, and provides oversight to the housing rehabilitation program. The City will set aside funds for home inspections, scope of work creation, contractor procurement, construction oversight, and billing/reporting.</p> <p>City of Chandler Community Development and Resources Division – Homeowner Rehabilitation Operations/ \$250,000/ LMH 570.208(a)(3) / Activities include the CDBG-eligible Matrix Code: 14A Rehabilitation: Single-Unit Residential, 24 CFR 570.202(a)(1) or 42 USC 5305(a)(4). Homeowner Rehabilitation Program Activities / \$175,000 / LMH 570.208(a)(3) / Activities include the CDBG-eligible Matrix Code: 14A Rehabilitation: Single-Unit Residential, 24 CFR 570.202(a)(1) or 42 USC 5305(a)(4).</p>
2	<b>Project Name</b>	CDBG: Code Enforcement in Low-Mod Neighborhoods
	<b>Target Area</b>	Citywide Low/Mod Eligible
	<b>Goals Supported</b>	2A Code Enforcement
	<b>Needs Addressed</b>	Neighborhood Revitalization
	<b>Funding</b>	CDBG: \$100,000

	<b>Description</b>	The City will fund neighborhood preservation through targeted code enforcement activities that will revitalize communities and improve housing conditions through exterior inspections in eligible low/mod areas.
	<b>Target Date</b>	6/30/2027
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Housing Code Enforcement: 11,000 Household Housing Unit
	<b>Location Description</b>	Citywide, eligible.
	<b>Planned Activities</b>	<p>Continue the systemic, proactive inspection program in CDBG eligible areas, with an emphasis on north Chandler. The program supports a Code Inspector specifically assigned to initiate code enforcement inspections and take necessary enforcement actions to remediate neighborhood degradation. Residents receive an advisory notice providing information about common code violations for self-evaluation and correction prior to inspection.</p> <p>City of Chandler Neighborhood Preservation Division - Code Enforcement in Low-Mod Neighborhoods / \$100,000 / LMA 570.208(a)(1) / Activities include the CDBG-eligible Matrix Code: 15 Code Enforcement, 24 CFR 570.202(c) or 42 USC 5305(a)(3).</p>
<b>3</b>	<b>Project Name</b>	CDBG: Public Services
	<b>Target Area</b>	Citywide Low/Mod Eligible
	<b>Goals Supported</b>	3A Public Services for LMI & Special Needs
	<b>Needs Addressed</b>	Public Services
	<b>Funding</b>	CDBG: \$222,923
	<b>Description</b>	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.
	<b>Target Date</b>	6/30/2027
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Public service activities other than Low/Moderate Income Housing Benefit: 300 Persons Assisted
	<b>Location Description</b>	Citywide, eligible.

	<b>Planned Activities</b>	<p>Provide client services to individuals experiencing unsheltered homelessness in Chandler. This funding provides partial support for a community resource representative who serves as the first point of contact to those experiencing homelessness or at risk of homelessness and seeking assistance. Funding provides the continued coordination of communications and general support with the community navigation team. City of Chandler Community Development and Resources Division - Client Services / \$50,000 / LMC 570.208(a)(2) / Activities include the CDBG-eligible Matrix Code: 03T Homeless/AIDS Patients Programs, 24 CFR 570.201(e) or 42 USC 5305(a)(8) + 24 CFR 570.482(c)(2).</p> <p>Provide after school and intersession programming to youth, ages 6-18, who reside in Chandler’s Public Housing family sites. Activities include academic support; mentoring; youth development; arts; books and reading services; and sports and recreation. Programming is offered Monday through Friday on regular school days at each public housing site. During intersession, youth from all public housing sites come together to participate in regular programming and special events. In the summer months, activities are offered in the morning for younger children, in the afternoon for all ages, and in the evening for teens. City of Chandler Housing and Redevelopment Division - Public Housing Youth Program / \$172,923 / LMC 570.208(a)(2) / Activities include the CDBG-eligible Matrix Code: 05D Youth Services, 24 CFR 570.201(e) or 42 USC 5305(a)(8) + 24 CFR 570.482(c)(2).</p>
4	<b>Project Name</b>	CDBG: Public Facility & Infrastructure
	<b>Target Area</b>	Citywide Low/Mod Eligible
	<b>Goals Supported</b>	4A Improve Public Facilities & Infrastructure
	<b>Needs Addressed</b>	Public Facilities & Infrastructure
	<b>Funding</b>	CDBG: \$441,002
	<b>Description</b>	The City will fund public facilities and infrastructure improvements in low/mod areas. Funding may also be provided for public facilities that serve special needs groups.
	<b>Target Date</b>	6/30/2027
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 1,000 Persons Assisted

	<b>Location Description</b>	Citywide, eligible.
	<b>Planned Activities</b>	Capital Projects including Neighborhood Facilities (03E), Parks and Recreational Facilities (03F), Streets (03K) and Sidewalks (03K).
5	<b>Project Name</b>	CDBG: Program Administration
	<b>Target Area</b>	Citywide Low/Mod Eligible
	<b>Goals Supported</b>	5A Effective Program Administration
	<b>Needs Addressed</b>	Effective Program Administration
	<b>Funding</b>	CDBG: \$297,231
	<b>Description</b>	General administration and planning of the CDBG program in PY 2026. Funding for administration costs is capped at 20% of the total grant.
	<b>Target Date</b>	6/30/2027
	<b>Estimate the number and type of families that will benefit from the proposed activities</b>	n/a
	<b>Location Description</b>	Citywide, eligible.
	<b>Planned Activities</b>	General administration and planning of the CDBG program. Any increase or decrease in funding must adhere to the 20% program administration regulatory expenditure cap. CDBG Program Administration / \$297,231 / Activities include the CDBG-eligible Matrix Code: 21A General Program Administration, 24 CFR 570.206 or 24 CFR 570.489(a)(3).

## 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 38.8% or more LMI are considered low/mod, which is the “top quartile” percentage of the population based on 2018-2022 American Community Survey data for Fiscal Year 2024 which is the most recent information available on the HUD Exchange as of this posting.

### Geographic Distribution

Target Area	Percentage of Funds
Citywide Low/Mod Eligible	100

Table 8 - 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 2018-2022 American Community Survey data for Fiscal Year 2024 which is the most recent information available on the HUD Exchange as of this posting.

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 city with concentrations (04013813800 & 04013814000). For a map displaying a concentration of low/mod households, refer to MA-50 in the 2025-2029 Consolidated Plan.

DRAFT

## **AP-75 Barriers to affordable housing -91.420, 91.220(j)**

### **Introduction**

Affordable housing barriers are regulatory or financial systems that make it harder for developers to create affordable housing. Barriers to affordable housing development can occur at many levels – local, state and federal government, as well as in related industries, such as the real estate, insurance and finance industries. In recent years, Chandler has taken steps to encourage the development of affordable housing by updating its zoning ordinance and map and other land use controls.

HUD defines a regulatory barrier as "a public regulatory requirement, payment, or process that significantly impedes the development or availability of affordable housing without providing a commensurate health and/or safety benefit." This section refers to actions planned to remove or ameliorate negative effects of public policies that serve as barriers to affordable housing, such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment.

### **Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment**

Chandler's General Plan includes public policies to address barriers to affordable housing, including but not limited to:

- Encourage live/work developments, where appropriate (e.g., Downtown, high capacity transit corridors, regional commercial nodes);
- Provide for a variety of housing choices for all income levels;
- Promote a compatible mix of housing types in in-fill areas;
- Encourage a range of housing types within walking distance of schools and other community facilities (e.g., libraries, transit centers, community centers, health clinics, recreation spaces, and healthy food establishments);
- Address housing needs of fixed-income elderly persons and other special-needs populations;
- Support the aging and disabled population in neighborhoods by continuing to implement programs that assist them in meeting neighborhood maintenance codes;
- Increase capacity for and coordination of affordable housing programs and projects;
- Concentrate on improving housing affordability Citywide;

- Continue to encourage private investment in affordable housing;
- Enforce housing and neighborhood maintenance policies;
- Improve rental housing maintenance to ensure quality neighborhoods;
- Ensure compatible transition between residential areas and incompatible land uses as well as between intensity of land uses (e.g., between employment and residential);
- Improve transition between and continuity of old and new neighborhoods;
- Maintain, and where needed, improve infrastructure as neighborhoods age;
- Create and promote educational outreach and training seminars on housing and neighborhood maintenance;
- Continue to increase the quality of life in neighborhoods by promoting civic engagement;
- Continue to recognize adopted neighborhood and specific area plans that provide further development guidance in targeted areas;
- Foster organization of and training for HOA and traditional non-HOA neighborhoods;
- Continue to provide programs that encourage neighborhood identity and a sense of place; and
- Foster partnerships and collaboration with nonprofits, businesses, and other organizations to support neighborhood and community development.

#### **Discussion**

The primary impediment to accomplishing Consolidated Plan goals is the high cost and limited supply of permanent housing. Planned housing and public services activities will address this need to the extent possible with available resources.

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

### **Introduction**

The City will continue prior city policies/programs and enhance the programs as needed. The growing wealth disparity will continue to push Chandler to find new partnerships and better ways to work together.

### **Actions planned to address obstacles to meeting underserved needs**

The City utilizes a number of approaches to address the diverse needs of Chandler residents. The first priority for individuals and families in crisis is stabilization and support. The root causes of poverty cannot be addressed until basic health and safety needs are met. Subsequently, the City invests in programs that assist residents in crisis to regain stability and develop a strong foundation for future growth. These include emergency food and shelter, clothing and hygiene supplies, transportation services, and specialized services for vulnerable youth, older adults, and Veterans.

Chandler plans to utilize HOME funds in FY 2026-2027 to support Tenant Based Rental Assistance (TBRA) for households experiencing homelessness. The program serves households needing up to two years of financial assistance and intensive support services to gain stability and develop a foundation to carry them into the future independently. Participants selected for the program face multiple obstacles. Many have untreated medical and behavioral health conditions, negative rental history, and criminal history, which serve as barriers to housing and employment. In addition, many participants have been homeless for a significant period of time, are unaccustomed to living indoors in a traditional housing environment and lack trust in the justice and service delivery systems.

Chandler has historically utilized HOME funds to support first-time homebuyers to get their foot in the market and build wealth through homeownership. This is accomplished through a Community Land Trust model, in which the first-time homebuyer purchases a home on land belonging to the Trust. The new homeowner has an affordable mortgage payment, and when they sell the home, they receive a portion of the equity. The Trust then has the opportunity to re-sell the home to another first-time homebuyer, continuing the trend of affordability.

Chandler has also utilized HOME funds to support affordable rental housing. A local non-profit organization designated as a Community Housing Development Organization (CHDO) utilizes HOME funds to acquire and rehabilitate a property that will be rented to a Chandler family with an income at or below 60 percent of the HUD-adjusted median family income for the Maricopa County area.

Chandler has also dedicated HOME and HOME-ARP funds to support the City's first multifamily affordable housing project, Villas on McQueen, that will provide 157 units, designed to accommodate a resident population with low-income that includes seniors, veterans, individuals with developmental

disabilities, and families.

Chandler leverages CDBG and HOME funds with 2.1 million in General Fund resources to support agencies that address the needs of the City's vulnerable residents. The specific program areas that are funded are: 1) Youth, including educational support, health programs, and prevention/interaction activities; 2) Basic Needs, including crisis intervention, temporary assistance, basic needs, and support services focused on employment assistance and adult education; 3) Special Populations, including basic needs, independent living programs, socialization and education services; 4) Transportation Services for Veteran's with low-income.

### **Actions planned to foster and maintain affordable housing**

The City continues to expend HOME funds to support a Tenant Based Rental Assistance (TBRA) Program for households experiencing homelessness. The TBRA Program provides affordable housing through rental subsidy for up to two years, along with intensive case management support to promote long-term stability.

The City operates a robust affordable rental housing program. The City's Housing and Redevelopment Division manages 495 Section 8 Housing Choice Vouchers and 303 public housing units. Chandler has dedicated HOME and HOME-ARP funds to support the City's first multifamily affordable housing project, Villas on McQueen, that will provide 157 units, designed to accommodate a resident population with low-income that includes seniors, veterans, individuals with developmental disabilities, and families.

Chandler also continues to utilize CDBG funds to support its Housing Rehabilitation Program which addresses the needs of homeowners in maintaining their home and sustaining their ability to reside there.

### **Actions planned to reduce lead-based paint hazards**

Actions planned to reduce lead-based paint hazards include but are not limited to:

- Complying with HUD lead-based paint abatement standards in Public Housing, the Housing Choice Voucher Program and Housing Rehabilitation Programs.
- Seeking additional funding as it becomes available to provide testing and abatement of lead-based paint hazards in single-family housing where young children are present.

Providing education about lead-based paint hazards to Chandler residents.

### **Actions planned to reduce the number of poverty-level families**

The City of Chandler will continue to work collaboratively with nonprofits, the Continuum of Care, and other cities in the valley to address poverty collectively. The City will continue to fund agencies that will alleviate the effects of crisis for individuals who are low and moderate income especially those experiencing homelessness, by providing basic services such as food, clothing, necessary medical care,

job training and employment supports, as well as case management services, and also providing short and long-term housing solutions such as shelter, tenant based rental assistance, and rapid rehousing.

### **Actions planned to develop institutional structure**

The City will continue to participate as a member in the regional Continuum of Care and the Local Jurisdiction Subcommittee, working collaboratively with the East Valley City Managers and assisting with For Our City - Chandler. In addition, the City will continue to develop public/private partnerships to address housing, finance and community development efforts.

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

Chandler is a collaborative, generous, and rapidly changing community. The For Our City Chandler initiative has been an integral component in connecting people and organizations to address community needs. Together, the City of Chandler and For Our City Chandler are invested in programs and strategies to prevent and combat the traumatic impact of poverty and meet the basic needs of low- and moderate-income households. Targeting interventions based on a deep understanding of the community ensure Chandler resources promote an improved quality of life for all Chandler residents.

In 2000, the Chandler City Council established Neighborhood Programs to strengthen Chandler's neighborhoods through partnerships, programs, and services. The programs foster community building by facilitating neighborhood-level engagement, empowering residents through training and development, assisting those in need and collaborating with outside organizations to connect residents with additional resources. The Golden Neighbors Program is one of several services offered by Neighborhood Programs that connects senior residents with cost-of-living assistance and everyday supplies such as toiletries and food, and help finding transportation.

### **Discussion**

This section is optional and was left blank intentionally.

# Program Specific Requirements

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

### Introduction

The following provides details on program specific requirements for the Community Development Block Grant.

### Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(I)(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
<b>Total Program Income:</b>	<b>0</b>

### 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%

### Discussion