

November 4, 2025

AFFORDABLE HOUSING DEVELOPMENT COMMUNITY FORUM



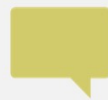


WELCOME AND INTRODUCTIONS

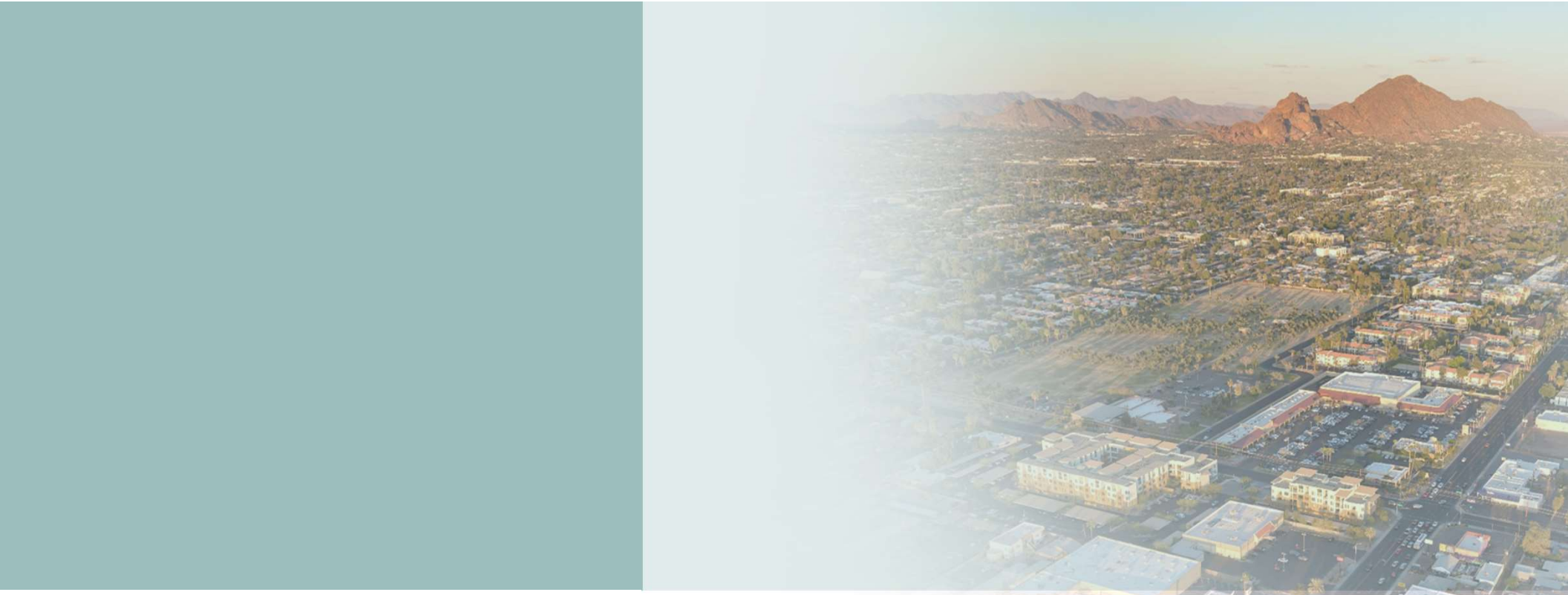
MEETING PROTOCOL



**Please stay muted to
avoid background
noise.**



**Questions will be
addressed at the end of
the presentation**



AFFORDABLE HOUSING DIVISION UPDATES



Housing Phoenix Plan



Goal:

**CREATE OR PRESERVE
50,000 HOMES BY 2030**

61,113

Created or Preserved Units

Affordable | 6,424 created & 6,090 preserved

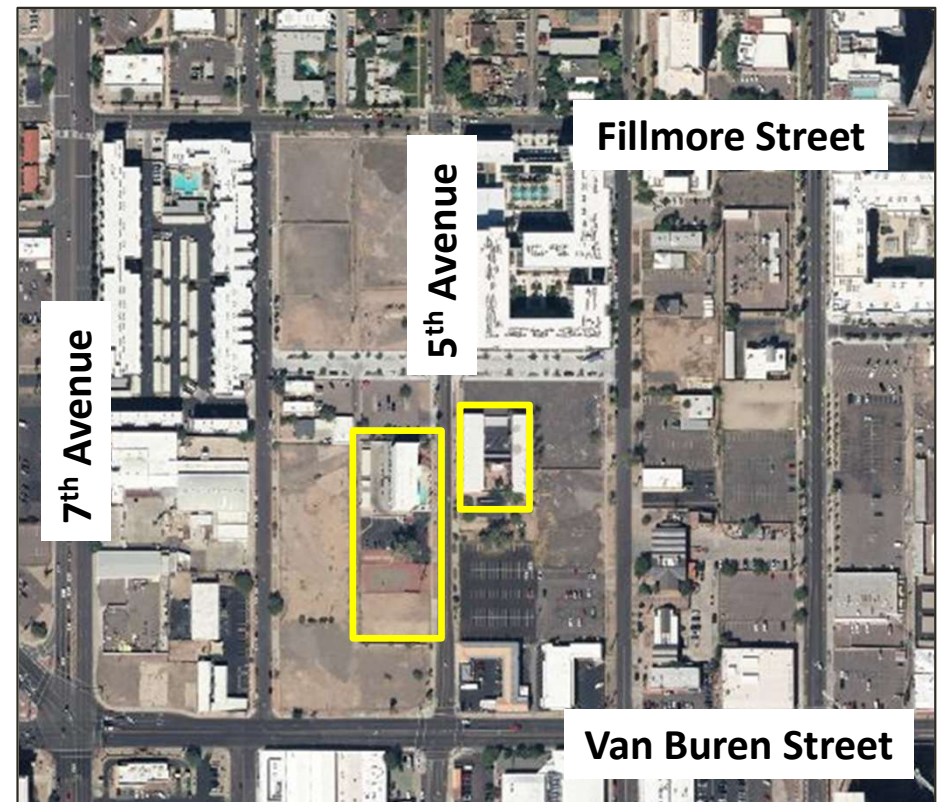
Workforce | 15,311 created

Market Rate | 33,288 created

Future City-Owned Land Opportunities

Ambassador West

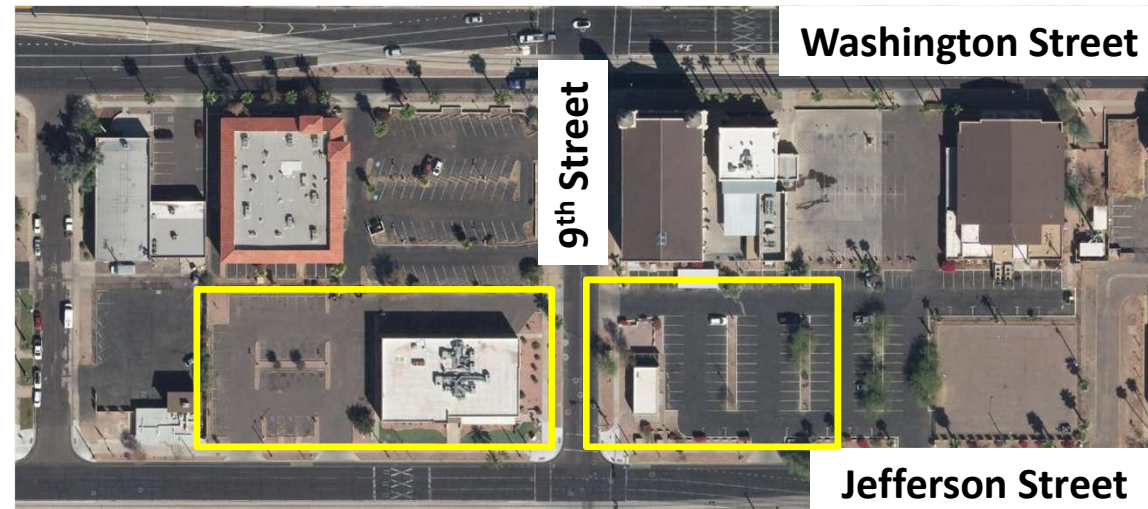
- Owned by the Housing Department
- 5th Avenue between Fillmore and Van Buren Streets
- 2.13 gross acres with 11 parcels
 - West portion: 1.54 gross acres
 - East portion: 0.59 gross acres
- Anticipated RFP release in 2026



Future City-Owned Land Opportunities

9th Street & Jefferson

- Owned by the Housing Department
- Existing administrative offices
- 2.53 gross acres with 9 parcels
 - West portion: 1.45 gross acres
 - East portion: 1.08 gross acres
- Anticipated RFP release in 2026 after rezoning to Walkable Urban Code



Housing Trust Fund

- City Council created Phoenix's Housing Trust Fund in May 2025
- City Council Policy Session – November 18, 2025
 - Policy to address administration and use of Housing Trust Fund
 - Proposed uses:
 - Homeownership
 - Preservation
 - ADU creation
 - Short-term pre-development or construction loans
 - Gap financing

2025-2026 CALL FOR INTEREST



La Esperanza Terrace



The Reserve at Thunderbird

ACTIVITIES AND PROJECT TYPES

- Acquisition with new construction and/or rehabilitation
- New construction
- Rehabilitation



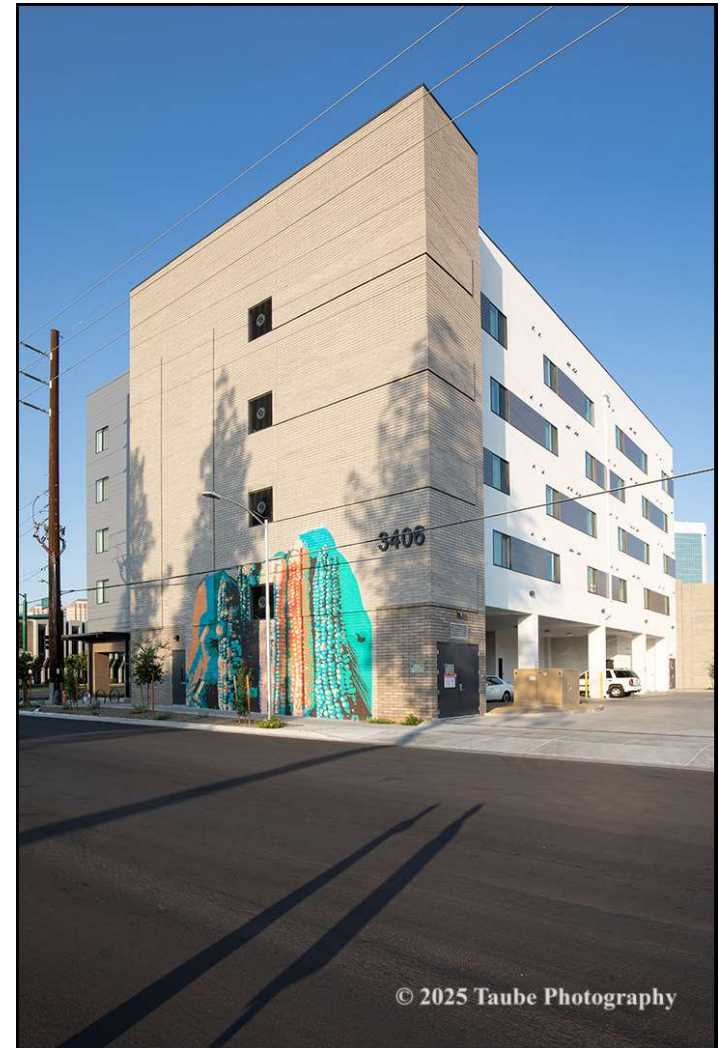
COMMUNITY PRIORITIES

CHDO

Homeless Population

Special Needs Population

- Frail/Elderly
- Disabled
- Victims of Domestic Violence
- Victims of Human Trafficking
- Residents of Public Housing
- Persons Recovering from Substance Abuse
- 40% AMI



Osborn Point

PROGRAM UNDERWRITING GUIDELINES AND FUNDING

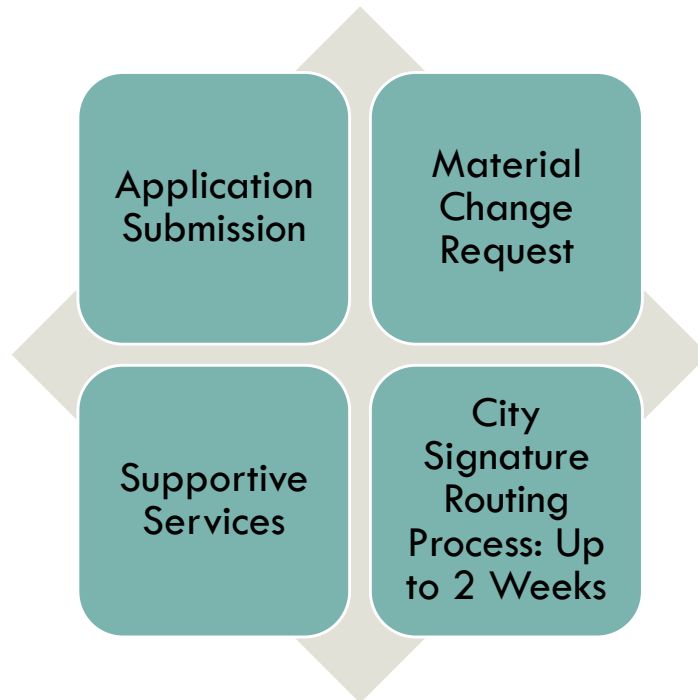
Minimal Changes to Housing Department HOME Underwriting
Guidelines for CFI 2025-2026

Funding Availability

- Total Funds \$6-7 Million (Approximately)
- CHDO Set Aside \$1 Million (Approximately)
- \$2 Million Max Award
- Recommend to Utilize Phoenix IDA for 4% Applications

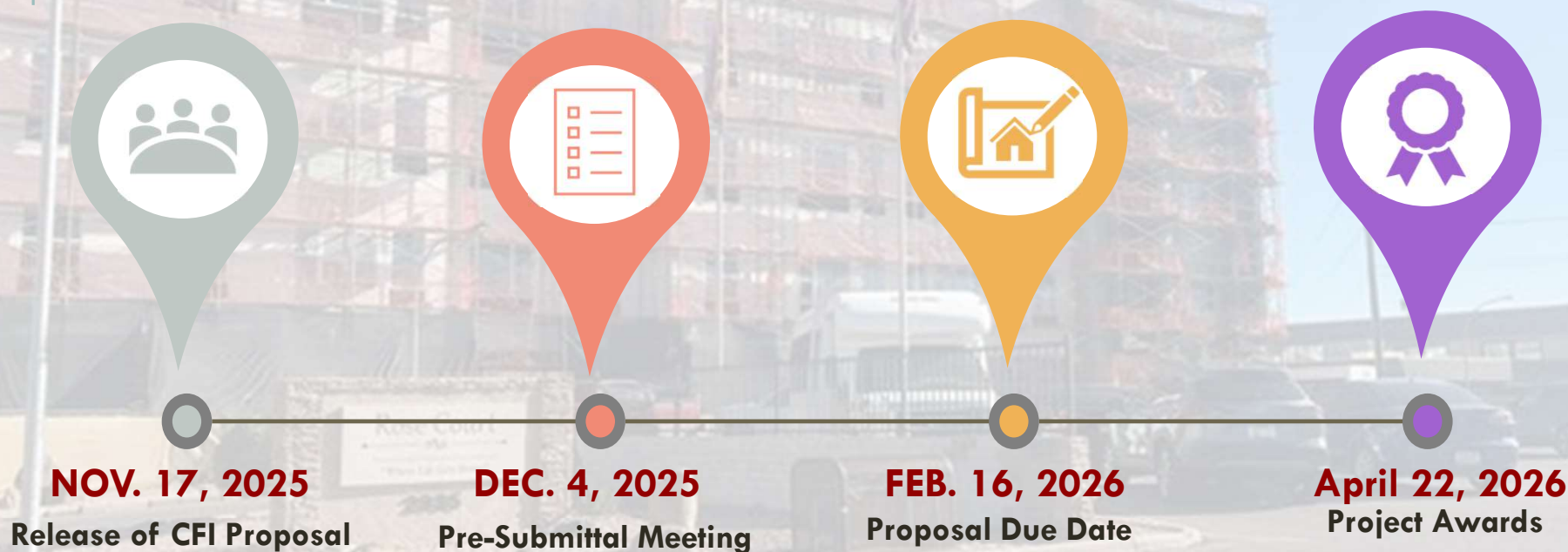


APPLICATION AND PROGRAM REMINDERS



Acacia Heights II

2025-2026 CFI TIMELINE



***All dates are subject to change.**

COMPLIANCE UPDATE

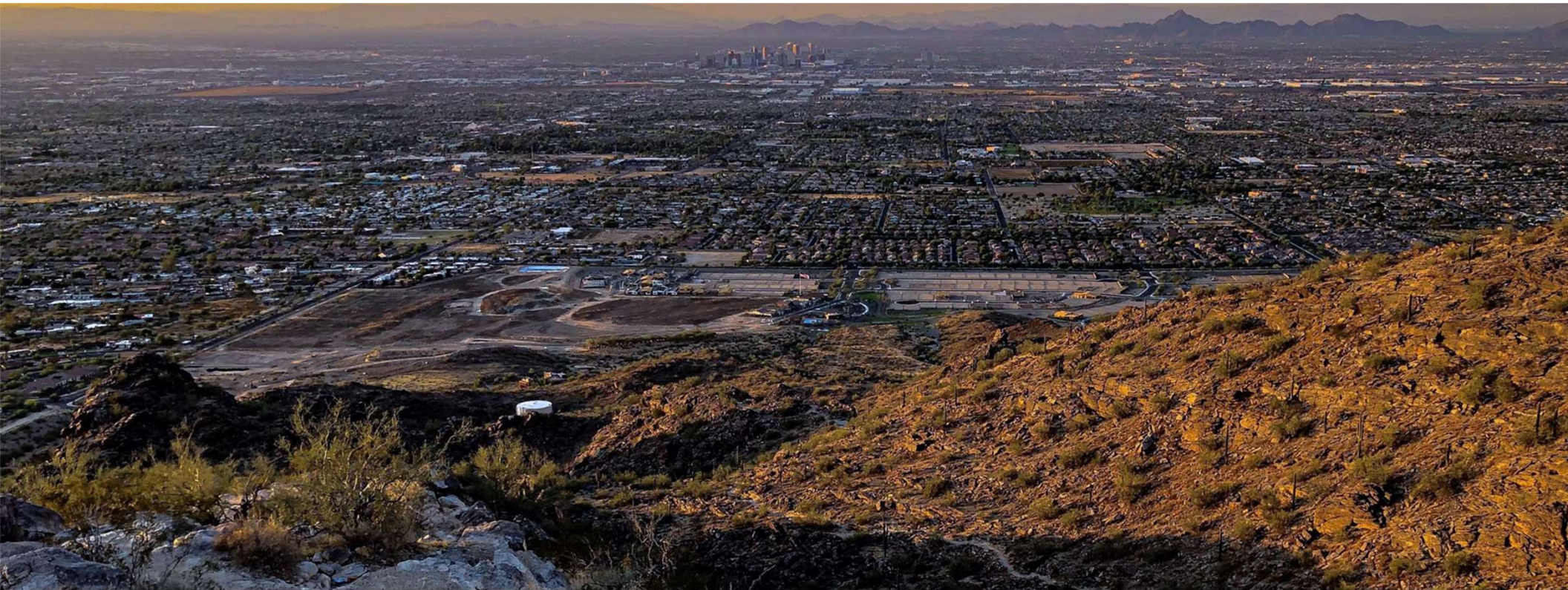
**Termination for Convenience Contract
Clause**

**Build America Buy America (BABA) -
triggered on 2024 & 2025 Funds**

Long-term Affordability Monitoring



Falcon Park



QUESTION AND ANSWER SESSION

