RFP | OPEN | LOCAL

Proposals for Acquisition/Rehabilitation or New Construction of Affordable Rental Housing

City of Phoenix Housing Department

Solicitation `CFI FY27-086-09`

Scan for the live page



RFP DETECTOR SCORE

Low data confidence

Fair • 55 / 100

Fair (C, 55/100): 84 days to respond, new this week; but new issuer on RFP Detector.

−9.3 Issuer & market | +9.0 Time & stage | +6.4 Freshness | −1.1 Clarity & completeness

Informational, not advice. How the score works: rfpdetector.com/methodology/score

At a glance

VALUE	SET-ASIDE	NAICS	PSC
Not stated No value published	**Not stated** Check the official solicitation	**Not stated**	**Not stated**
PLACE OF PERFORMANCE	**POSTED**	**RESPONSE DUE**	**LISTING**
Phoenix, Arizona	**Nov 20, 2026** Updated Nov 21, 2026	**Feb 16, 2027, 4:00 PM MST** 83 days left	**Public notice** First seen Nov 21, 2026; confirm on the official solicitation

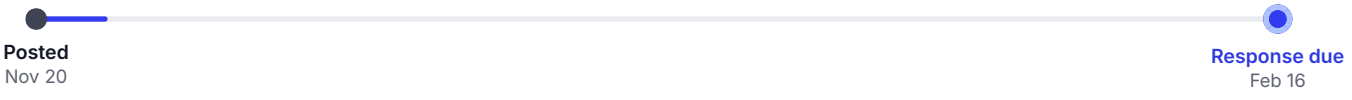
Our summary

The City of Phoenix Housing Department is seeking proposals from developers to acquire and rehabilitate, or build new, affordable rental housing. Financing is offered at low interest rates through the department's loan program, with priority given to projects serving homeless populations, special-needs groups, and eligible Community Housing Development Organizations. Responses are scored against threshold and evaluation criteria covering developer experience, property management, project merit, financial feasibility, and community impact. Applicants must first email an Intent to Apply form before the earlier deadline to receive a unique upload link for their submission. Offers are accepted only digitally through the department's file-transfer site and must arrive by the stated deadline. Proposers must sign the solicitation disclosure and any addenda, and must be in good standing with the Arizona Corporation Commission if foreign entities. A pre-submittal conference is scheduled in early...

Summary by RFP Detector.

Timeline

Blue line: today (Nov 25)



02 Score breakdown

Every RFP starts at 50. Each factor adds or subtracts points depending on how this RFP compares with a typical one, scaled by its weight and by how sure we are of the data. Unknown data has no effect.

Factor		◀ lowers the score · raises the score ▶	Points	Range
Value	UNKNOWN		0.0	−18.0 / +18.0 w 20 · conf 0%
No value published, and there isn't enough award history to estimate one. Scored as neutral.				
Competition & access	UNKNOWN		0.0	−18.0 / +18.0 w 20 · conf 0%
The notice doesn't state eligibility restrictions. Scored as neutral.				
Issuer & market	ESTIMATED		−9.3	−23.4 / +12.6 w 20 · conf 50%
0 other RFPs from City of Phoenix Housing Department and 3 Real Estate & Leasing RFPs in Arizona on RFP Detector in the past 12 months.				
Time & stage	MEASURED		+9.0	−14.9 / +12.2 w 15 · conf 85%
Solicitation, bids due: 84 days to respond (due Feb 16, 2027, 4:00 PM MST). Long lead time.				
Clarity & completeness	ESTIMATED		−1.1	−18.9 / +8.1 w 15 · conf 85%
0 documents, named contact with email and phone, 2,895-word description.				
Freshness	MEASURED		+6.4	−9.0 / +9.0 w 10 · conf 100%
Posted 4 days ago.				

Starts at 50 · contributions sum to **55.0**

Score **55** (C)

Score trend

Recorded whenever the score changes, last 30 days



Nov 21: 57 Nov 25: 55

Evaluated Nov 25, 2026, 3:19 AM EST · version 1.0.0

How the score works

Value	weight 20 · −18.0 to +18.0
Competition & access	weight 20 · −18.0 to +18.0
Issuer & market	weight 20 · −23.4 to +12.6
Time & stage	weight 15 · −14.9 to +12.2
Clarity & completeness	weight 15 · −18.9 to +8.1
Freshness	weight 10 · −9.0 to +9.0

Measured data counts fully, estimated data counts less, unknown data counts zero. Grades: A 80–100 · B 65–79 · C 50–64 · D 35–49 · F 0–34. Data confidence (46/100) is how much of the score rests on measured data.

Full methodology: rfpdetector.com/methodology/score

03 Issuer & category on RFP Detector

Activity on RFP Detector for this issuer and for similar RFPs. Federal award history doesn't apply to this issuer.

RFPS FROM THIS ISSUER

0

Other RFPs, past 12 months

REAL ESTATE & LEASING RFPS IN ARIZONA

4

Other RFPs, past 12 months

MEDIAN PUBLISHED VALUE

—

Shown once 10+ similar RFPs publish a value

Real Estate & Leasing RFPs by sector

First seen on RFP Detector, past 12 months · 106 open now

Federal	328
State	1
Local	1
Education	1

Where they are posted

Top states by place of performance or issuer, past 12 months

District of Columbia	33
Florida	24
Texas	22
California	19
Ohio	13

Federal award history doesn't apply to this issuer

Federal award history covers federal contracts only. For state, local, education, private and non-profit RFPs, market context comes from the RFPs RFP Detector has seen: how active this issuer is, how many similar RFPs appear in the same state, and the typical published value once enough of them state one.

How this market feeds the score

Value	0.0	**Competition & access**	0.0	**Issuer & market**	−9.3
Value not published		Eligibility not stated		New issuer on RFP Detector	

Based on RFP Detector records: public RFPs first seen in the past 12 months, as of Nov 25, 2026.

04 Requirements & logistics

Facts from the notice. Confirm every requirement and date on the official notice before responding.

Eligibility

SET-ASIDE

The notice doesn't state eligibility restrictions. Check t he official solicitation before responding.

NAICS

Not stated

Place & submission

PLACE OF PERFORMANCE

Phoenix, Arizona

HOW TO SUBMIT

Online portal

OFFICIAL SOLICITATION

Open the official solicitation at rfpdetector.com (free account)

Eligibility (stated)

- Foreign corporations must be authorized and in good standing in Arizona; priority to homeless, special-needs and CHDO projects.

Contacts

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Documents

RFP Detector doesn't re-host documents from other websites. Every d ocument is on the official solicitation.

Open the official solicitation at rfpdetector.com (free account)

Before you respond

Confirm on the official notice

- [ ] Read every attachment and amendment on the official solicitation
  Documents are on the official solicitation
- [ ] Confirm the response deadline and time zone
  Feb 16, 2027, 4:00 PM MST
- [ ] Check you meet the set-aside / eligibility requirement
  Not stated on the notice
- [ ] Confirm how to submit
  Online portal

Bid / no-bid questions

For your own decision

- [ ] Do you have relevant past performance for this scope and customer?
- [ ] Can you staff and deliver on time with a compliant response?
- [ ] Can you perform in Phoenix, Arizona?
- [ ] Does the likely contract size fit your capacity?
- [ ] Do you need a teaming partner or subcontractors to cover the full scope?

A generic checklist, not advice to bid or not bid.

05 Related RFPs

Open RFPs with the same NAICS industry group or category (same state first, then by score), and more from this issuer. Each title links to its page on RFP Detector.

Similar open RFPs

- D | 41 **Land Lease for helibase**
  Forest Service · Due Dec 4
- B | 72 **6FL0658 - GSA seeks to lease Office Space in Orlando, FL**
  Public Buildings Service · Due Dec 24
- B | 72 **General Services Administration (GSA) seeks to lease space in Sevierville, TN**
  Public Buildings Service · Due Dec 23
- B | 71 **Lease of office space within Knoxville, TN request for Lease proposals (RLP)**
  Public Buildings Service · Due Dec 23
- B | 70 **Armed Forces Career Center-Dubois-PA**
  Department of the Army · Due Dec 19

More from City of Phoenix Housing Department

No other RFPs from this issuer yet.

Data and as-of times

Notice data	Public notice, first seen Nov 21, 2026. Details extracted and summarised by RFP Detector; confirm them on the official solicitation
Score	RFP Detector Score v1.0.0, evaluated Nov 25, 2026, 3:19 AM EST
Report	ID 06aa4541e4a4efbb49aa · generated Nov 25, 2026, 9:04 AM EST
Official notice	Open the official solicitation at rfpdetector.com (free account)

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