**2027 HOUSING NEW MEXICO UNIVERSAL RENTAL DEVELOPMENT APPLICATION**
**Development Synopsis and Intent To Submit Tax Credit Application**

In advance of submitting an entire 2027 Low Income Housing Tax Credit ("LIHTC") 9% Tax Credit Application ("2027 9% Application") no later than January 20, 2027 at 12:00 pm MST, a Development Synopsis and Intent to Submit Tax Credit Application ("Intent to Submit") are required to be submitted **on or before December 21, 2026, at 5:00 p.m. (Mountain time)** via the Housing New Mexico *Housing Development: Secure File Transfer* at:

https://mfa.internal.housingnm.org/SFT_HD/.

Send access requests to jredondo@housingnm.org (505-532-1852) or amendez@housingnm.org (505-532-1847) at least three days prior to the December 21, 2026 deadline.

**If the below items are not submitted by December 21, 2026, the 2027 9% Application will not be considered for 9% Tax Credits in the 2027 LIHTC competitive round.**

**All tax-exempt bond financed Projects are required to submit an Intent to Submit a Tax Credit Application and Development Synopsis at least 30 days prior to submitting their application in order to insure timely processing to meet other bond issuance deadlines.**

**A. Intent to Submit Tax Credit Application-**

The Intent to Submit shall include the following information:

1. Date of submission of the Intent to Submit;
2. Name of Applicant, Developer and Project Owner, along with contact information;
3. Project name, location, number of units and unit mix;
4. Year built (if rehab);
5. Total Development Cost amount
6. Tax Credits requested and amount- (9% or 4%);
7. Housing New Mexico gap financing: list source and amount requested:

| Gap Financing Source | Max Cap |
|---|---|
| HOME | $500,000 for a non-CHDO with a 9% application<br>$1,250,000 for a CHDO with a 9% application<br>$1,000,000 for a non-CHDO without a 9% application<br>$1,250,000 for a CHDO without a 9% application |
| National Housing Trust Fund | $400,000 |
| New Mexico Housing Trust Fund | $3,000,000 for construction with a 9% application<br>$2,000,000 for permanent financing with a 9% application |

| | |
|---|---|
| | $4,000,000 for construction with a 4% application<br>$3,000,000 for permanent financing with a 4% application |
| Primero Loan Fund | $3,000,000 |
| Ventana Fund | $1,500,000 for construction |
| Risk Share | $2,000,000 |

8. Private Activity Bond Volume Cap (if applicable): list issuer and amount; and
9. Contact person including name, phone and e-mail.
10. Attach a list of all properties in New Mexico developed or owned by the Applicant or any of its Affiliates. The list shall include the property name, address and number of units.

**B. Development Synopsis-**

The Development Synopsis is a summary description of the development and may include, but is not limited to, the following:

1. A description of the project as proposed, including nature of the development (new construction or acquisition/rehabilitation), targeted population, square footage, number and type of buildings, number and bedroom size of units in each building, amenities and unique features of the development, and description of nearby services;
2. A summary of the need for the development;
3. A summary of the impact of the development on the community.

*The Development Synopsis shall not exceed one (1) page with 0.8 margins and minimum font size of 11 points. Housing New Mexico understands some of this information may change by the time the Application is submitted; however please provide currently anticipated and/or best faith information.*