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| **Ranking Criteria**  | **Points Possible** | **Self-Score** | **MFA Score** |
| **1. Community Need** MFA will evaluate the extent to which the applicant's proposed projects is dedicated to resolving one or more of the following identified housing concerns: 1. Community identified to have prospective homebuyers (5)
2. Community identified to have an aging housing stock (4)
3. Community identified to have overcrowded homes (2)
4. The proposed project will fulfill a housing need as stated within an approved Master Plan, Ordinance, Housing Plan, or Community Sector Plan (2)
5. The proposed project will incorporate sustainable design features for the homes or engage in sustainable building practices (2)
 | 15 |  |  |
| **2. Readiness to proceed** MFA will evaluate the extent to which the applicant’s proposed project is ready to proceed. MFA intends to prioritize funding for projects that demonstrate “shovel readiness.” The project must meet one or more of the following to determine readiness to proceed: 1. Proposed project that will increase the number of homes by connecting to existing infrastructure (5)
2. Completion of a Phase I Environmental Site Assessment (5)
3. All development parties overseeing the project have been identified and plans have been approved (5)
4. The proposed project has received formal support from local authority by obtaining site control and zoning approval or other form of permissible zoning (5)
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| **3. Financial feasibility** MFA will evaluate the extent to which the applicant’s proposed project is financially feasible through a project budget and/or pro forma, the evidence of secure match funding, and/or other supporting documents. Furthermore, MFA will evaluate whether the award amount requested is sufficiently justified and if other financing support has been acquired 1. SF Development Grant Pilot Program funda as a percentage of total development cost (TDC)for affordable units.
	1. Zero to 10% (17)
	2. Greater than 10% to 20% (12)
	3. Greater than 20% to 30% (10)
	4. Greater than 30% to 40% (8)
	5. Greater than 40% (6)
2. Per unit subsidy is reasonable based on income level served. (7)
3. Other gap funding (if applicable)
	1. has been committed. (6)
	2. has not formally been committed and is pending approval (2)
 | 30 |  |  |
| **4. Project Design** MFA will evaluate the extent to which the applicant’s project design includes the following long-term affordability protection and a service delivery structure. 1. Long-term affordability protection through Land Use Restriction Agreement, credit due upon sale, forgivable loan, or other structure
	1. 10 years (3)
	2. 15 years (4)
	3. 20 years (5)
2. A project homeownership implementation plan outlining the following:
	1. Target population and/or income (2)
	2. Marketing strategy (2)
	3. Homebuyer and homeowner education (3)
	4. Completion schedule (4)
	5. Homebuyer approval process (4)
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| **5. Tribal or rural priority** FA will evaluate the extent to which an applicant’s proposed project will serve residents in rural communities (defined as any of the following: a place having fewer than 2,500 inhabitants, a county or parish with an urban population of 20,000 inhabitants or less, any place with a population not in excess of 20,000 inhabitants and not located in a Metropolitan Statistical Area) and/or residents of Tribal areas. The application must include a map of the proposed project site.  | 10 |  |  |
| **6. Resident Business** MFA will evaluate whether the applicant is a New Mexico Resident Business which for the purpose of this NOFA is defined as one in which the majority of the applicant’s employees who would perform services related to the project reside in New Mexico.  | 5 |  |  |

**MFA reserves the right to award funding to applicants with contingencies, including requirements to impose specific measures to ensure long term affordability.**