



NEW MEXICO MORTGAGE FINANCE AUTHORITY

MFA is a self-supporting quasi-governmental entity that administers federal, state, and private financing to make quality affordable housing and housing services available to low- and moderate-income New Mexicans



“MFA is dedicated to fostering equal opportunities for all residents of New Mexico, regardless of their position along the housing continuum. With over 40 programs in place, we extend our support to individuals ranging from those experiencing homelessness to those who already own home.”

-Isidoro Hernandez
CEO and Executive Director

AWARDS

Housing Opportunities for Persons with AIDS (HOPWA)



MFA approved \$1,380,900 in awards for the Housing Opportunities for Persons with AIDS (HOPWA) program. HOPWA is a federal initiative dedicated to assisting low-income individuals and families with HIV/AIDS through rental, mortgage, and utility assistance as well as Permanent Placement Assistance.



Southwest CARE Center
 City of Albuquerque and Northern
 Region of the State

>>> **\$1,030,200**
 Southwest CARE Center began as a research facility in 1996 and has grown into a fully fledged HIV center, offering medical services, case management, behavioral health, pharmacy services, and disease prevention. The organization has administered HOPWA funds for 25 years and provided 1,427 rent and utility assistance payments in 2022.

Alianza of New Mexico
 Southern Region of the State

>>> **\$350,700**
 Alianza of New Mexico has been serving the needs of those living with HIV in New Mexico since 1995 and offers case management, prevention services, harm reduction services, and housing programs. In 2022, the organization provided \$22,728 in emergency assistance, \$50,600 in food assistance, and \$21,473 in housing assistance.



“MFA strives to offer diverse programs to fit the needs of all New Mexico communities, and we will work diligently until every member of the community has this equal opportunity.”

-Donna Maestas-De Vries
 Chief Housing Officer

HOME REHAB



MFA approved \$2,250,550 in awards for the HOME Rehabilitation program which provides funding for the rehabilitation of homes occupied by low-income homeowners to bring their homes up to safety and habitability standards.

*The HOME Rehabilitation Program made the above bathroom elderly accessible with a no-step shower, elevated toilet, and a grab bar.

Funding Expended



\$2,503,979

HOME Rehabilitation



Individuals Assisted

22

Ohkay Owingeh Housing Authority

Ohkay Owingeh Pueblo

>>> \$489,250

Bernalillo County

Bernalillo and Sandoval

>>> \$293,550

El Camino Real Housing Authority

Catron, Socorro, Torrance, Valencia, Cibola, Colfax, Mora, and Taos

>>> \$489,250

Santa Fe Habitat for Humanity

San Miquel and Santa Fe

>>> \$489,250

Southwestern Regional Housing and Community Development Corporation

Doña Ana, Eddy, Grant, Hidalgo, Luna, Sierra, Curry, De Baca, Lincoln, Chaves, Roosevelt, Otero, and Lea

>>> \$489,250

MFA PROGRAMS MAKE HOMEBUYING MORE AFFORDABLE

By Teri Baca, MFA Homeownership Representative

First-time homebuyers throughout the Land of Enchantment are finding it more and more difficult to achieve their dream of homeownership. Lack of inventory, rising home prices, and increases in mortgage rates have contributed to reduced buying power. Moreover, rising rents, and the cost of fuel, food, utilities, and other necessities have made it extremely difficult for families to save even a small amount to purchase a home. Fortunately, MFA's homeownership programs can help by offering favorable interest rates and funding for down payment and closing cost assistance.

Assistance programs come in the form of a second mortgage loan with a choice of repayment terms. The advantage is that eligible households can become homeowners today, enabling families to immediately begin enjoying the benefits of homeownership. Take, for example, the young couple with three small children, living in one of New Mexico's rural counties. Both have steady jobs, one as a maintenance worker, the other as a housekeeper. Because they were able to qualify for MFA down payment assistance, they ended up with a monthly payment of \$726, rather than the \$884 they would be paying had they not received the grant. For this family, gone are worries about increasing rents and uncertainties about where their children will attend school. And their family's generational wealth-building is now soundly underway.

First-time buyers can also benefit considerably from MFA's lower interest rates, as compared with those offered on a non-MFA loan. For instance, a borrower with a \$250,000 loan would save approximately \$200 per month with the *MFA first-time home buyer rate of 5.75 percent, as compared to a market rate closer to 7.00 percent. A buyer in this scenario could borrow over \$34,000 more at the same payment amount using MFA's first-time homebuyer rate.

Housing New Mexico is our mission and our privilege, but we don't do it alone. We are truly grateful for our many partners throughout the state. Our legislators have been – and will continue to be – instrumental in making sure that critical housing programs are funded and valuable resources are invested in the tangible benefits of increasing homeownership in New Mexico.

If you or someone you know would like to find out if they qualify for an MFA loan, please contact one of MFA's approved lenders:

<https://housingnm.org/homebuyers/mfa-participating-lenders>

*Interest rate examples for this illustration were based on actual comparisons from July 2023.

PARTNER SPOTLIGHT & TESTIMONIAL

San Felipe Pueblo Housing Authority



Where rich cultural traditions meet the aspirations of a brighter future, a flourishing partnership was established years ago between the MFA and the San Felipe Pueblo Housing Authority (SFPHA). The partnership is based on the shared belief that housing isn't just about bricks and mortar; it's about nurturing lives and revitalizing communities.

One of the primary objectives of this partnership is to expand the availability of affordable housing in San Felipe Pueblo, which is being accomplished through programs including the HOME Rehabilitation Program and the Roof Repair and Replacement initiative.

In a heartwarming story shared by Pam Sandoval, the housing programs assistant at SFPHA, she recalled a time she was driving on the Pueblo and saw a truck with a veteran's license plate. Knowing there were Veteran's Rehabilitation funds available, she went out of her way to track down the homeowner and get him on the waitlist for assistance.

Isaac Perez, the executive director at SFPHA, explained that the organization is unique, having its own construction crew, which means the Pueblo has not struggled with the lack of labor like the rest of the state. In addition to addressing the housing needs of its community, the crew has served nine surrounding Pueblos and constructed roughly 100 new homes on these lands.

"We are proud that we can secure funding, construction money, and build affordable homes so that families can remain on the Pueblo," said Perez. "They aren't forced to move to surrounding cities where rent is much more costly. We are not just a housing authority; a lot of our efforts go toward the economic development of the Pueblo."

This partnership stands as a shining example of what can be achieved when organizations come together with a shared vision and a genuine dedication to improving lives. It's not just about building houses; it's about building hope, one home at a time.

TESTIMONIAL - WILLIE GARCIA



In the heart of the San Felipe Pueblo, Willie Garcia was given a piece of land, a testament to his ancestral connection and commitment to his heritage. But this gift came with a challenge – he had five years to begin building on the land, or he would lose the land.

Despite facing financial constraints and the daunting task of construction, Mr. Garcia partially built himself a house which he lived in for many years but ultimately, he could not finish the home on his own. The dwelling had unfinished rooms and a dirt floor but served its purpose as a home.

After learning about the HOME Rehabilitation Program offered by the San Felipe Pueblo Housing Authority (SFPHA), Mr. Garcia applied and was approved for \$85,000 in funding. The home underwent extensive change throughout the rehabilitation process with the help of the staff at SFPHA.

During the rehabilitation process, Mr. Garcia did not make any changes without consulting his daughter first. His priority was making sure his daughter loved the house, because it would eventually belong to her and her daughter.

Mr. Garcia expressed gratitude to SFPHA stating, “How could I do this work without them, and where would I get the money myself? I am extremely happy and appreciate them.”

Watch the interview about how MFA and the San Felipe Pueblo Housing Authority helped Mr. Garcia below.

[Watch Video Here](#)

EVENTS

San Roque Groundbreaking



The multifamily development will offer a total of 137 apartments located on 5.5 acres and will consist of a single 4-story building with 24 one-bedroom apartments, 91 two-bedroom apartments, and 22 three-bedroom apartments.

Broadway McKnight Grand Opening



The project acquired 30 previously existing public housing units that were demolished and replaced with the construction of 54 new townhome-style units on the 3.43-acre site.

The preceding interior layout offered inadequate circulation, nonsensical placement of the bathrooms, confined kitchens, and no possibility for adaptability for households with mobility impairments. The now-open project is located in the Santa Barbara Martineztown Metropolitan Redevelopment Area of Albuquerque.

San Roque Groundbreaking



While addressing the housing crisis at the September MFA Board Meeting in Santa Fe, Santa Fe Mayor Alan Webb emphasized three interrelated challenges facing the city: housing/homelessness, fentanyl/ opioid addiction, and mental/behavioral health. Mayor Webb explained that the city will take a “Built for Zero” approach, which addresses the issues on an individualized level and incorporates concern for unique personal circumstances. During his comments, the Santa Fe mayor emphasized, “It is not a unit we are trying to produce; it is a solution we are trying to produce.”



REQUEST FOR PROPOSALS (RFP) / NOTICES OF FUNDING AVAILABILITY (NOFA)

New Mexico EnergySmart 2023-2027 Tribal Territories RFP

The New Mexico EnergySmart Weatherization program took a historic step by opening its first-ever RFP exclusively dedicated to Tribal Territories. This program aims to reduce energy costs for low-income families, with a focus on the elderly, people with disabilities, and young children, all while enhancing the energy efficiency of their homes and ensuring their health and safety.

Restoring Our Communities NOFA

Restoring Our Communities was designed to help meet New Mexico's need for affordable housing units while assisting communities in reducing vacant and abandoned houses that reduce values within the community. The program will provide funding for the acquisition, rehabilitation, and resale of single-family houses with a goal to increase homeownership opportunities for low-moderate- and middle-income households.

Housing Innovation Program NOFA

The Housing Innovation Program is a resource to address housing needs that are currently not being served through other MFA programs and an opportunity for eligible applicants to fund a community-tailored housing solution. Through the program, MFA looks to assist underserved populations, cultivate new partnerships, and fund projects that may be scalable.

Economic Development Initiative Fire Affected Region NOFA (Anticipated in October)

The Economic Development Initiative (EDI) Fire Affected Region program is designated to "Affordable Housing for New Mexico's Fire Affected Counties," which include Colfax, Lincoln, Mora, Sandoval, San Miguel, and Valencia.

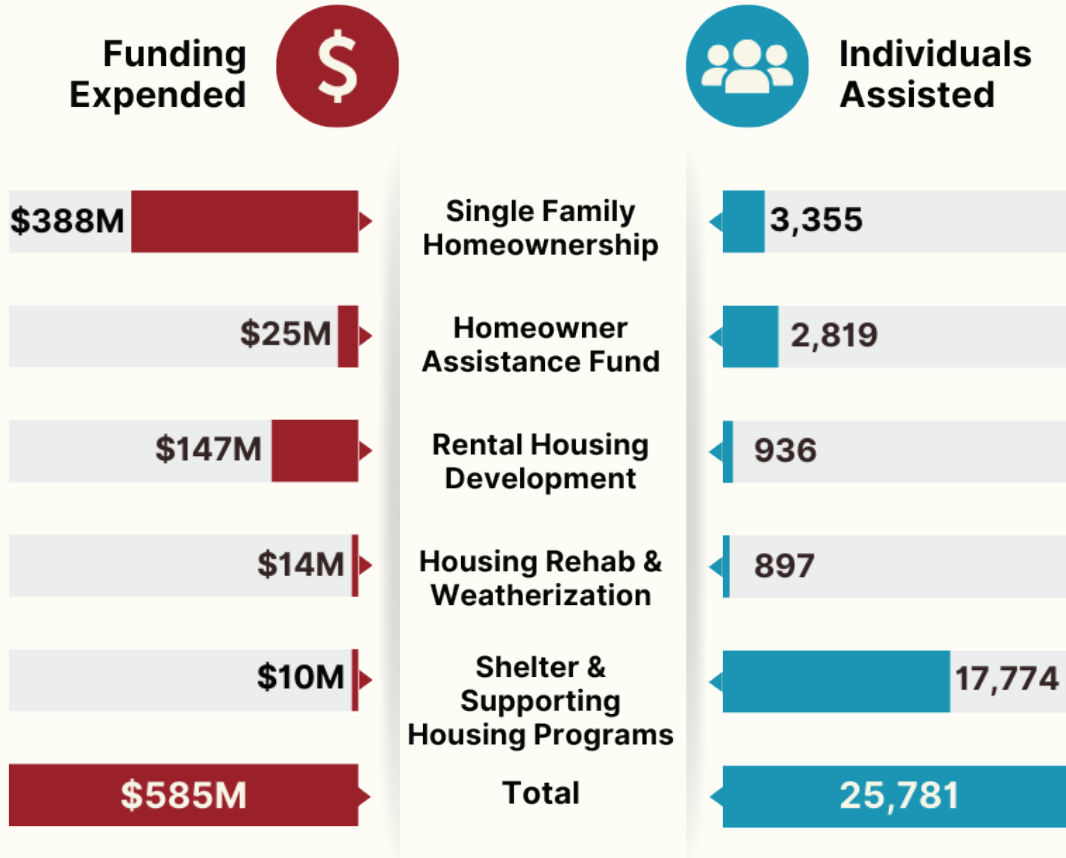
Single Family Development Grant NOFA (Anticipated in October)

The New Mexico Single Family Development Pilot Program will address housing the need for single-family development in rural and Tribal areas that are currently not being served through other MFA programs. This pilot program will work with applicants to fill a financing gap of "shovel ready" projects.

[Access Complete RFP/NOFA Information Here](#)

PRODUCTION DATE

MFA PRODUCTION DATA FISCAL YEAR 2023



UPCOMING EVENTS



- **October 18:** MFA Board of Directors Meeting
- **October 30:** MFA Weatherization Day (Mescalero)
- **November 9:** Legislative Oversight Committee Meeting
- **November 15:** MFA Board of Directors Meeting (Las Cruces)
- **December 20:** MFA Board of Directors Meeting

For more information, please click below:

[Events](#)



MFA

Housing New Mexico

www.housingnm.org

