

LFC Requester:	Jeannae Leger
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**AGENCY BILL ANALYSIS
2024 REGULAR SESSION**

WITHIN 24 HOURS OF BILL POSTING, EMAIL ANALYSIS TO:

LFC@NMLEGIS.GOV

and

DFA@STATE.NM.US

{Include the bill no. in the email subject line, e.g., HB2, and only attach one bill analysis and related documentation per email message}

SECTION I: GENERAL INFORMATION

{Indicate if analysis is on an original bill, amendment, substitute or a correction of a previous bill}

Check all that apply:
Original **Amendment** _____
Correction _____ **Substitute** _____

Date _____
Bill No: HB 260

Sponsor: Rod Montoya
Short MFA AFFORDABLE
Title: HOUSING STUDY

Agency Name and Code New Mexico Mortgage Finance Authority (MFA) 992
Number: _____
Person Writing Robyn Powell
Phone: 505.767.2271 **Email** rpowell@housingnm.org

SECTION II: FISCAL IMPACT

APPROPRIATION (dollars in thousands)

Appropriation		Recurring or Nonrecurring	Fund Affected
FY24	FY25		
	\$500	Nonrecurring	General

(Parenthesis () Indicate Expenditure Decreases)

REVENUE (dollars in thousands)

Estimated Revenue			Recurring or Nonrecurring	Fund Affected
FY24	FY25	FY26		

(Parenthesis () Indicate Expenditure Decreases)

ESTIMATED ADDITIONAL OPERATING BUDGET IMPACT (dollars in thousands)

	FY24	FY25	FY26	3 Year Total Cost	Recurring or Nonrecurring	Fund Affected
Total						

(Parenthesis () Indicate Expenditure Decreases)

Duplicates/Conflicts with/Companion to/Relates to:
Duplicates/Relates to Appropriation in the General Appropriation Act

SECTION III: NARRATIVE

BILL SUMMARY

HB 260 proposes a \$500,000 appropriation to the Department of Finance and Administration for New Mexico Mortgage Finance Authority to conduct an affordable housing study that includes the following elements:

- locations in the state where affordable housing is needed
- vacancies in state- and locally owned properties
- state and locally owned land that could be used for housing development
- the necessity of creating a fund to provide funding for building infrastructure.

FISCAL IMPLICATIONS

The passage of HB 260 would result in a one-time general fund appropriation of \$500,000 to the Department of Finance and Administration for New Mexico Mortgage Finance Authority to conduct an affordable housing study, with expenditure beginning in state fiscal year 2025. Any unexpended or unencumbered balance remaining at the end of state fiscal year 2025 would revert to the general fund.

SIGNIFICANT ISSUES

An inventory of state and locally owned properties and land could be useful in promoting affordable housing development. There are numerous considerations in selecting a location for development, including access to transportation, services, and existing infrastructure.

PERFORMANCE IMPLICATIONS

ADMINISTRATIVE IMPLICATIONS

CONFLICT, DUPLICATION, COMPANIONSHIP, RELATIONSHIP

In the fall of 2022 MFA published the New Mexico Housing Strategy that addresses some elements required in HB 260, including: gaps in affordable housing stock, projected development needs, and strategies to increase and preserve affordable housings.

SB 212 requires Regional Housing Authorities to create and annually update an affordable housing plan that includes the following elements:

- an assessment of the affordable housing availability in the region
- the projected need for affordable housing in the region for a five-year period
- strategies that the regional housing authority plans on implementing to increase the availability of affordable housing based on the projected need by the end of that five-year period.

TECHNICAL ISSUES

OTHER SUBSTANTIVE ISSUES

ALTERNATIVES

WHAT WILL BE THE CONSEQUENCES OF NOT ENACTING THIS BILL

AMENDMENTS