



Office of the Governor

**MICHELLE LUJAN GRISHAM**

## **Create Office of Housing Planning and Production Senate Bill 205**

### **Sponsors:**

**Senators Michael Padilla, Cindy Nava, and  
Roberto “Bobby” J. Gonzales  
Representatives Meredith A. Dixon and  
Janelle Anyanonu**

### **Overview:**

Senate Bill 205 creates an Office of Housing Planning and Production in New Mexico to address the state’s critical housing challenges by lowering housing costs, supporting local governments, providing technical assistance, and gathering data to track progress in eliminating the housing shortage.

The Governor has also proposed \$100M in investments: \$50M for innovative homelessness response and \$50M to build new affordable homeownership opportunities, with the goals of increasing housing availability, reducing housing costs, and supporting first-time homebuyers through strategic interventions and resource alignment.

### **The Problem**

#### **New Mexico faces critical housing challenges:**

- Housing construction at less than 50% of pre-Great Recession levels
- Rents increased 60% between 2017-2024 (twice the national average)
- Median new home price exceeds \$440,000, pricing out more than 80% of families
- Homelessness increased 87% since 2017, 47% higher than the national increase

### **The Solution: Office of Housing Planning and Production**

#### **Key Objectives:**

- Increase housing availability and affordability
- Reduce housing development costs
- Decrease homelessness through prevention and emergency response strategies
- Support new local housing initiatives
- Improve housing data tracking on housing needs, production, and homelessness

## **How it will work:**

- Remove regulatory and zoning barriers
- Align state agency resources to fix housing systems and address housing insecurity
- Provide technical assistance to local governments
- Implement data-driven approach to housing and homelessness

## **Proposed investments**

### **\$50M: Innovative Homelessness Response**

- Coordinate services for at-risk households
- Test prevention programs
- Invest in proven prevention, emergency, and housing-related strategies

### **\$50M: New Doors to Homeownership**

- Development subsidy program for first-time homebuyers
- Creates at least 1,000 new homes and homeowners
- Frees up rental housing units
- Supports local builders and nonprofits

## **Expert support**

We applaud the Governor's commitment to addressing housing barriers created by outdated zoning, permit, and inspection processes and the focus on families priced out of homeownership." Mike Loftin, Executive Director, Homewise.