



Laguna Housing Development and Management Enterprise to build 20 townhomes and community space
\$15 million project is the first new affordable housing on the Laguna Pueblo since 2005

LAGUNA, NEW MEXICO – 1/31/2023 – FOR IMMEDIATE RELEASE – The Laguna Housing Development and Management Enterprise (LHDME) held a groundbreaking ceremony Tuesday, Jan. 31, 2023, for a \$15 million affordable housing development on the Laguna Pueblo in Laguna, New Mexico.

The project, referred to as Laguna #3, will include the new construction of 20 townhomes in three separate buildings, an attached community building and playground areas. The project is targeted to and intentionally designed for families with children. The site layout is unique with the three townhome buildings and a centralized community space all opening toward the community amenities.

“The Laguna #3 Low Income Housing Tax Credit Project is a new development that will provide needed housing for the low-income families of the Pueblo of Laguna and is the first of a few housing opportunities LHDME and the Pueblo of Laguna are working together on,” said Jamie Navenma, executive director of LHDME. “LHDME is happy to announce that new homes, amenities and opportunities are coming together for the tribal members of the Pueblo of Laguna, and we can’t wait to get this project started. Kwa’kwah/Dawa’eh to all who have helped get this project started.”

Laguna #3 received a 2022 Low Income Housing Tax Credit (LIHTC) award from the New Mexico Mortgage Finance Authority (MFA), which generated \$7.8 million in investor equity from RBC Community Investments for the development. The Pueblo of Laguna Council has committed additional American Rescue Plan Act (ARPA) dollars to fund the required project infrastructure.

“RBC Community Investments is proud to be a partner in LHDME’s third LIHTC development,” said John Galfione, a director at RBC. “We are excited to see construction progress and welcome families in need of high quality, affordable housing to their new homes.”

Construction is beginning in early 2023 and expected to be complete in fall 2024.

“This project is a great accomplishment for the Pueblo of Laguna and ultimately for the community. The LHDME team working alongside members of Travois, Laguna Construction Company, Laguna Economic Advancement, Laguna’s Housing Priority Team, and Governor as well as the Laguna Tribal Council has made this endeavor possible,” LHDME Board Chairman Francisco Carr said. “The need for housing on the Pueblo of Laguna is crucial for members of the community just as it is across Indian Country. The team is committed to fulfilling one of the Tribal Council’s priorities, which is housing. This can only be accomplished as we all work as a team in unison, communicate with each other, and all do our part to ensure success.”

LHDME partnered with Travois for consulting, architecture design and asset management and compliance services.

“We congratulate LHDME as it begins construction,” said Trent Rogers, senior project manager at Travois. “The new development will provide families with safe, affordable housing and new community amenities. We are proud to partner with LDHME on the first new development of affordable housing on the Pueblo in nearly 20 years.”

Carr highlighted the lasting impact that the Laguna #3 development will have on the community.

“The team will honestly say we are not here to be recognized individually or as a team but to ensure quality homes are provided within our community for many generations to come,” Carr said. “We work for the community. The work has only begun. The team has a vision and a goal to accomplish great things for the community, and this is only the first step in that direction.”

Project Details

Laguna #3 will include three buildings consisting of 12 two-bedroom units and 8 three-bedroom units in a modern, Pueblo-inspired design. Travois Design, project architect, specifically designed the buildings to mitigate excessive noise. Energy efficiency is also emphasized in the design, including a well-insulated and sealed building envelope; energy-star-rated doors, windows, and lights; low-flow water fixtures and faucets; and durable materials like concrete flooring and tile tub surrounds.

Residents will have access to a community space, basketball court and accessible playground areas for children under 5 and children 5-12 years old. The attached 1,308-square-foot community building will offer space for supportive services and allow for general residential use such as gatherings. All services will be held on-site in the community space at no charge to the tenants. Services include health and nutrition classes, health screenings, computer trainings, tutoring, youth character building, and financial literacy.

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About the Low-Income Housing Tax Credit

The housing credit provides the private sector with an incentive to invest in affordable rental housing for low-income families. Since President Reagan signed it into law in 1986, the housing credit has financed the construction and preservation of more than 3 million affordable homes nation-wide, at a rate of nearly 100,000 per year. Today it produces virtually all new affordable housing and is the nation’s primary tool for preserving existing affordable housing. The housing credit supports low-income families, veterans, people with disabilities and seniors in rural, suburban, urban and tribal communities. For more information, visit www.rentalhousingaction.org/about-lihtc.

About Laguna Housing Development and Management Enterprise (LHDME)

The Laguna Housing Development & Management Enterprise (LHDME) is the Tribally Designated Housing Entity (TDHE) of the Pueblo of Laguna. LHDME’s mission is to develop and manage affordable housing within the Pueblo of Laguna reservation. LHDME has served as the Pueblo’s TDHE since 1997. As the TDHE, LHDME manages annual grant proceeds of \$1.5 million and manages a portfolio of 96 affordable units. Laguna #3 is LHDME’s third tax credit project but first since 2005.

About RBC Community Investments

RBC Community Investments is a leading syndicator of Low Income Housing Tax Credits, Renewable Energy Tax Credits, Historic Tax Credits, State Tax Credits, and Workforce/Impact Housing. By creating well-structured investments, our team of experienced professionals helps create the development of affordable multifamily communities and renewable energy solutions throughout the country. For more information, visit www.rbccm.com/communityinvestments.

About Travois

Since 1995, Travois has brought investor equity to more than 230 developments through the LIHTC program and New Markets Tax Credit (NMTC) program, making an impact of more than \$1.5 billion across Indian Country. These private investor funds have helped build or rehabilitate more than 5,700 homes and have helped finance critical economic developments, including infrastructure, health care, community centers, education facilities and job incubators. The Travois family of companies also offers architectural design, master planning, and construction monitoring services, environmental assessments, consulting on green energy improvements, asset management and compliance services, impact investment models, and comprehensive training to clients in 22 states, from Hawaii and Alaska to Maine and California. For more information, please visit travois.com or find us on [Facebook](#), [Twitter](#), [LinkedIn](#) and [Instagram](#).