Housing Bonds are the building blocks of communities, leveraging public and private investment to create housing and jobs. Issued by States and capped by the Federal government, these tax-exempt bonds allow for reduced financing rates. Multifamily Housing Bonds finance affordable rental housing and generate 4% Housing Credits. Mortgage Revenue Bonds (MRB) offer homeowners low-interest financing.

**Tax-Exempt Housing Bonds in NY (2011–2015)**

At a relatively small cost to the federal government, Housing Bonds produce big results.

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140,213 Jobs**
169,823 People Housed
61,497 Affordable Apartments
6,432 Homeowners
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FEDERAL HOUSING BONDS ISSUED IN NY
$10 Billion* Multifamily & MRB

NEW YORK STATE PUBLIC/Private INVESTMENT
$27.6 Billion Total Development Costs

= Leverages Generates

ECONOMIC & COMMUNITY IMPACT

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1 Foregone federal tax revenue is a mere fraction of the value of Federal Housing Bonds Issued in NY.
2 Data Source: NYSAFAH 2017 Report on Economic Impacts of Affordable Housing on New York State’s Economy by HR&A Advisors Inc.

**A Catalyst for Community Investment**

Wincoran Commons is a $56 million housing development project made possible by $7.5 million in tax-exempt bonds, bringing affordable housing, infrastructure improvements, new retail and jobs to Long Island.

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HOMES
179 Affordable Apartments

INFRASTRUCTURE
$ 1.2M Connector Road
$ 2.2M Sewage Pump Station

SMALL BUSINESSES
9,000 SQ FT Office/Retail

EMPLOYMENT
320 JOBS

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Wincoran Commons
Suffolk County, NY
CDCLI & Conifer Realty, LLC.

**SUPPORT TAX-EXEMPT HOUSING BONDS IN FEDERAL TAX REFORM!**

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