



NEW MARKETS
TAX CREDIT COALITION



NEW **MARKETS** TAX CREDIT **New Member Briefing Report** Congresswoman Ayanna Pressley

MA-07

nmtccoalition.org

A report on the loans and investments in Massachusetts 7th CD and beyond
Above: A rendering of the Dimock Center, an acute treatment facility in Roxbury

NMTC IMPACT IN MASSACHUSETTS

JOBS AND INVESTMENT


—now—
HIRING **35K**
JOBS STATEWIDE

The NMTC created 34,708 Massachusetts jobs, including:

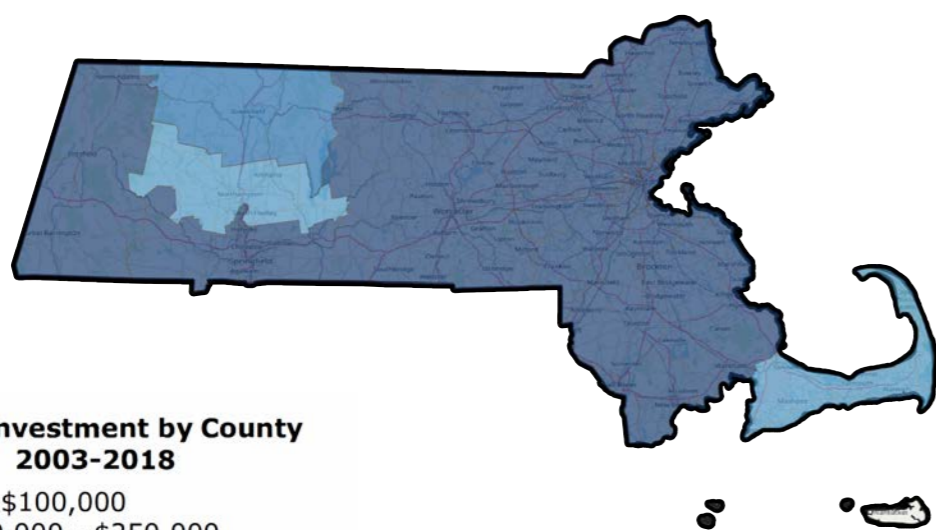
- 12,648 construction jobs;
- 22,060 full-time-equivalent jobs.

 **276**
PROJECTS FINANCED IN MASSACHUSETTS

The NMTC made 276 Massachusetts projects possible, including manufacturing expansions, business incubators, hospitals, vocational training centers, and daycare centers.

 **\$3.1B**
IN TOTAL CAPITAL TO MASSACHUSETTS

The NMTC delivered \$3.1 billion to Massachusetts businesses and revitalization projects that would not have been possible but-for the NMTC.



NMTC Investment by County 2003-2018

- \$0 - \$100,000
- \$100,000 - \$250,000
- \$250,000 - \$500,000
- \$500,000 - \$1,000,000
- \$1,000,000 - \$10,000,000
- \$10,000,000 - \$50,000,000
- \$50,000,000+

Through September 30, 2018

NMTC IMPACT IN MA-07

INVESTMENT AND PROJECT EXAMPLES

 **70**
PROJECTS FINANCED IN MA-03

70 NMTC projects have been financed in Massachusetts's 7th Congressional District.

 **\$1.4B**
IN TOTAL CAPITAL IN MA-07

The NMTC delivered \$1.4 billion in total capital to businesses and revitalization projects in Massachusetts's 7th Congressional District.



Horizons WaterMark Center
Boston, MA

The new construction project will bring together a suite of services which benefit homeless families and their children. The project features six levels of social service providers, a job center, and more.



West End House Boys and Girls Club
Allston, MA

Financing for the renovation and expansion of a boys and girls club community facility to provide increased programming.



East Boston Neighborhood PACE
Revere, MA

Acquisition and construction of community health center. The new facility will allow EBNHC to serve an additional 200 seniors annually in program space.



The Dimock Center
Roxbury, MA

Renovation of the Dimock Center's Acute Treatment Facility, a medically monitored detoxification unit for alcohol and opiate addiction treatment.

ABOUT THE NMTC

AFTER DECADES OF CUTS TO COMMUNITY DEVELOPMENT GRANT PROGRAMS, COMMUNITIES INCREASINGLY COUNT ON THE NEW MARKETS TAX CREDIT TO MAKE IMPORTANT INVESTMENTS POSSIBLE

The New Markets Tax Credit (NMTC) is an important source of financing for businesses and community facilities in America's most distressed rural and urban communities. Congress authorized the NMTC in 2000 to bring down the cost of capital in communities outside of the economic mainstream. Taxpayers receive a 39 percent tax credit (taken over seven years) for qualified investments into Community Development Entities (CDEs), organizations with a track record of loans and investments in underserved areas. CDEs use the proceeds of those investments to finance business expansions, community facilities, and other projects prioritized by communities.

ECONOMIC IMPACT

CREATING JOBS

The NMTC has delivered \$80 billion total project financing to over 5,000 projects, creating 1,000,000 jobs at a cost to the federal government of less than \$20,000 per job.

JUMP-STARTING MANUFACTURING

From the outfitting of maker-spaces to the construction of large plants, the NMTC provides nearly \$1 billion annually to manufacturing & industrial facilities.

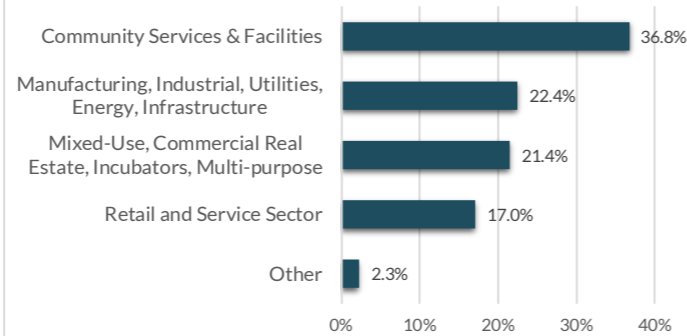
ENHANCING SERVICES

Over one-third of NMTC financing goes to YMCAs, hospitals, childcare centers, nonprofits, arts & cultural amenities, & other facilities vital to healthy communities.

INDEPENDENT EVALUATION

An independent compliance review by Summit Consulting found that program participants are significantly lowering the cost of capital for borrowers in low-income communities and exceeding statutory and regulatory requirements for the targeting of economic distress.

Projects by Category



EXTENSION LEGISLATION

The NMTC expires December 31, 2019. Without the NMTC, hard-hit communities will lose access to billions of dollars for high-impact projects.

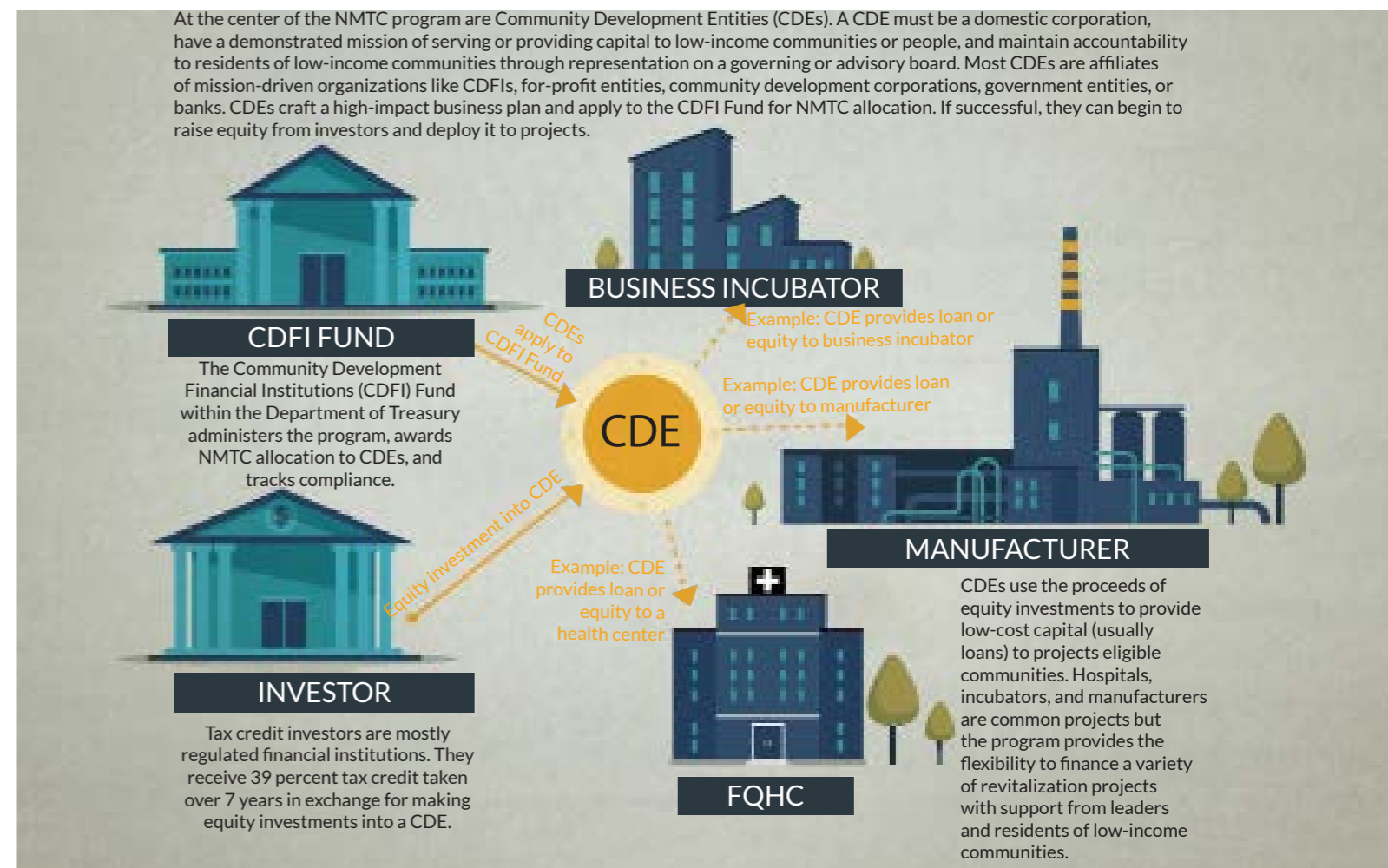
In the 115th Congress, 123 members of the House and Senate from both parties cosponsored the NMTC Extension Act of 2017 (S. 384 and H.R. 1098), which will be reintroduced soon.

The legislation would: provide an indefinite extension to the NMTC; increase allocation authority, adjusted for inflation; improve tax credit pricing and expand the investor-base by providing AMT relief to NMTC investors

Check the NMTC Coalition's website for updates and more information on extension legislation in the 116th Congress: nmtccoalition.org.

HOW IT WORKS

MOBILIZING CAPITAL FOR HIGH-IMPACT PROJECTS



ELIGIBLE COMMUNITIES

NMTC projects must be located in census tracts with poverty rates of at least 20 percent or median incomes at or below 20 percent of the area median. However...

75% of NMTC projects are located in severely distressed communities that far exceed the statutory requirements for distress.

WHAT ABOUT RURAL?

The NMTC statute directs the CDFI Fund to ensure NMTC allocation reaches a proportional share of non-metropolitan counties.

23% of NMTC projects were located in non-metropolitan counties in 2017.

GAP FINANCING

Example: Imagine a business needs \$15 million to expand a production facility and purchase new equipment to meet growing demand. The business can only come up with \$12 million from a conventional lender. The NMTC fills the gap and makes the expansion possible.

\$15 MILLION TOTAL PROJECT COST

\$12 MILLION IN CONVENTIONAL FINANCING

NMTC FILLS \$3 MILLION GAP

ONLINE RESOURCES

NMTC Coalition:	nmtccoalition.org
State Fact Sheets:	nmtccoalition.org/state-fact-sheets
Project Maps	nmtccoalition.org/map
Project Profiles:	nmtccoalition.org/stories
How It Works Video:	nmtccoalition.org/how-it-works
Research:	nmtccoalition.org/research
Statute:	nmtccoalition.org/statute
CDFI Fund:	cdfifund.gov



Above: Residents celebrate the opening of the West in Boys and Girls Club

NEW MARKETS TAX CREDIT COALITION

1155 15th Street Northwest
Suite 400
Washington, DC 20005

+1-202-204-4500
info@nmtccoalition.org
[@nmtccoalition](https://www.instagram.com/nmtccoalition)