



The University of New Mexico Hospital

Federal Housing Administration-insured supplement mortgage provides affordable mortgage financing for new adult acute care replacement hospital to serve patients throughout New Mexico.

Through a \$320 million supplemental mortgage under the Federal Housing Administration's (FHA) Section 241(a) mortgage insurance program for supplemental mortgages, The University of New Mexico hospital is using FHA-insured financing to expand its services for residents of New Mexico. The proceeds of the transaction will allow the hospital to construct a new Adult Acute Care replacement hospital to augment its current facilities, thus expanding its trauma care and healthcare services for women and children.

The Hospital

The University of New Mexico Hospital (UNMH) is a 537-bed acute care hospital located in Albuquerque, New Mexico, and is the only academic medical center providing full lifecycle care to residents throughout the state. In addition, UNMH is the only Level I Trauma unit and the only dedicated children's hospital in the state. UNMH's service area represents nearly half of the entire population of New Mexico.

Expanding Capacity for High-Level Care

Current hospital capacity constrains growth, and the hospital routinely operates at full capacity. Over the past several years, the hospital has worked to expand the medical services it offers to the community, including building a new centrally-located facility, increasing the number of physicians across many specialties, and other strategic initiatives that support the hospital's ability to provide greater patient care. A new and modern facility will improve patient flow and leverage design efficiencies so that the increased capacity provided by a new patient tower will reduce patient outmigration, wait times, and diversion of trauma care patients to other facilities that are often in other states.



Future University of New Mexico Hospital with new facility financed with an FHA-insured Section 241 (a) mortgage. Artist rendering courtesy University of New Mexico Hospital.

FHA-Insured Supplemental Mortgage Provides Financing for New Facility

Proceeds from the FHA-insured Section 241 mortgage provided by Wells Fargo Bank will allow UNMH to construct a new facility and:

- Transition the existing facility into a center for women's and children's services;
- Expand ability to manage surge capacity for future emergencies and health crises; and
- Enhance access to healthcare services to the residents of the state of New Mexico, including those residing on Tribal Lands.

About FHA's Section 241 (a) Mortgage Insurance for Hospitals Program

Part of the Federal Housing Administration, the Office of Healthcare Programs insures mortgages provided by lenders to hospital and residential care facilities nationwide. Section 241(a) insures mortgage loans to finance repairs, additions, and improvements to health care facilities with FHA-insured first mortgages or HUD-held mortgages.