

DRAFT MINUTES  
MORTGAGE COMMITTEE OF THE  
CONNECTICUT HOUSING FINANCE AUTHORITY (CHFA)  
October 29, 2024

Committee Members

Present: (Virtually) Heidi DeWyngaert, Vice Chairperson of CHFA Board of Directors and  
Chairperson of the Mortgage Committee  
Claudio Gualtieri, Undersecretary of Health and Human Services,  
representing Jeffrey R. Beckham, Secretary, Office of  
Policy and Management  
Seila Mosquera-Bruno, Chairperson of CHFA and Commissioner  
of the Department of Housing  
Gregory Ugalde

Committee Members

Absent:

Cindy Butts  
Wendy Clarke  
Matthew Pugliese, Deputy Commissioner, representing Daniel O’Keefe,  
Commissioner of the Department of Economic and Community  
Development  
Lisa Tepper Bates

CHFA Participants: (Virtually) Deborah Alter, Senior Program Officer-Program Administration  
Andrew Bolger, Senior Research & Data Analyst  
Yesy Clift, Multifamily Operations Officer 2  
Pasquale Guliano, Managing Director of Multifamily  
Nandini Natarajan, Chief Executive Officer – Executive Director  
Tre’Von Perry, Underwriter I

Ms. DeWyngaert called the meeting to order at 1:01 p.m. A roll call of committee members was conducted and a quorum was present.

Mr. Perry presented the amended resolution authorizing approval of a tax credit reservation from the 2024 or 2025 State housing credit ceiling and a \$4,000,000 increase in tax-exempt bond proceeds for a construction and construction-to-permanent first mortgage loan of up to 17,000,000 for West Ridge Apartments, located in New Haven, Connecticut. Discussion followed.

Upon a motion made by Mr. Ugalde, seconded by Commissioner Mosquera-Bruno, the Mortgage Committee members voted by roll call and were unanimously in favor of recommending the resolution for amended financing of West Ridge, located in New Haven, Connecticut, to the Board of Directors for consideration.

Ms. DeWyngaert asked Mortgage Committee members to consider the minutes from the September 24, 2024 meeting.

Upon a motion made by Mr. Ugalde, seconded by Commissioner Mosquera-Bruno, Mortgage Committee members voted by roll call and were in favor of approving the September 24, 2024 Mortgage Committee minutes. Mr. Gualtieri abstained from voting.

Mr. Bolger provided the Homeownership Report and Ms. Clift provided the Multifamily Activities Report. Discussion followed.

There being no further business to discuss, upon a motion made by Commissioner Mosquera-Bruno, seconded by Ms. DeWyngaert, the meeting adjourned by unanimous consent at 1:37 p.m.