

DRAFT MINUTES
FINANCE/AUDIT COMMITTEE OF THE
CONNECTICUT HOUSING FINANCE AUTHORITY (CHFA)
REGULAR MEETING
April 23, 2026

Committee Members

Present: (Virtually) Jerry Abrahams, Chairperson of CHFA Finance/Audit Committee
Philip DeFronzo
Catherine MacKinnon, Vice Chairperson of CHFA Board of Directors
Jorge Perez, Banking Commissioner
Sarah Sanders, Deputy Treasurer, representing Erick Russell, State
Treasurer

Committee Members

Absent: Zani Imetovski, Assistant Division Director of Health and Human
Services Policy & Planning, representing Joshua Wojcik,
Secretary, Office of Policy and Management
Franklin Perry, II

Directors Present: (Virtually) Seila Mosquera-Bruno, Chairperson of CHFA Board of Directors and
Commissioner of the Department of Housing

CHFA Participants: (In Person) John Chilson, Senior Director, Portfolio Management
Ningyan Li, Capital Markets Operations Manager
Nandini Natarajan, Chief Executive Officer-Executive Director
Hazim Taib, Chief Financial Officer

Other Participants: (Virtually) Thomas Goldfuss, Whittlesey
(In Person) Katrina Olson, Whittlesey
Aulii Taitano, Morgan Stanley

Mr. Abrahams called the meeting to order at 9:00 AM. A roll call of committee members was conducted and a quorum was present.

Mr. Taib presented the resolution authorizing the commencement of necessary preparations for the 2026 Series M bond sale for the CHFA Housing Mortgage Finance Program. Discussion followed.

Upon a motion made by Deputy Treasurer Sanders, seconded by Ms. MacKinnon, the Finance/Audit Committee members voted unanimously in favor of recommending the resolution authorizing the Commencement of Necessary Preparations for the 2026 Series M Bond Sale for the CHFA Housing Mortgage Program to the Board of Directors for consideration. Discussion followed.

Mr. Taib presented the resolution authorizing additional funding for the Habitat for Humanity Loan Purchase Program.

Upon a motion made by Mr. DeFronzo, seconded by Commissioner Perez, the Finance/Audit Committee members voted unanimously in favor of recommending the resolution authorizing additional funding for the Habitat for Humanity Loan Purchase Program to the Board of Directors for consideration. Discussion followed.

Mr. Taib provided an overview of the 2025 audited financial statements and introduced Mr. Thomas Goldfuss and Ms. Katrina Olson of Whittlesey, who presented a summary of the 2025 audit results. Discussion followed. Mr. Abrahams reported on an independent conversation with the external auditors earlier this week.

Mr. Taib introduced Ms. Aulii Taitano of Morgan Stanley who presented a summary of the 2026 Series B Bond Issue. Discussion followed.

Mr. Taib presented the financial reports for March, 2026. Discussion followed.

Mr. Chilson presented the March production and delinquency reports for the single-family and multifamily programs.

Ms. Li presented the quarterly investment and swap reports.

Mr. Abrahams requested a motion to approve the minutes of the March 19, 2026 Finance/Audit Committee meeting.

Upon a motion made by Deputy Treasurer Sanders, seconded by Ms. MacKinnon, the Finance/Audit Committee members voted unanimously in favor of approving the March 19, 2026 Finance/Audit Committee minutes.

Upon a motion made by Mr. Abrahams, seconded by Ms. MacKinnon, the meeting adjourned by unanimous consent at 10:56 AM.