

DRAFT MINUTES  
MORTGAGE COMMITTEE MEETING OF THE  
CONNECTICUT HOUSING FINANCE AUTHORITY (CHFA)  
April 21, 2026

Committee Members

Present (Virtually): Lisa Tepper Bates  
Wendy Clarke  
Heidi DeWyngaert, Chairperson of the Mortgage Committee  
Timothy Hodges  
Seila Mosquera-Bruno, Chairperson of CHFA and Commissioner  
of the Department of Housing  
Matthew Pugliese, Deputy Commissioner, representing Daniel O’Keefe,  
Commissioner of the Department of Economic and Community  
Development  
Gregory Ugalde  
Sean Williams

Committee Members

Absent: Chelsea Ross

CHFA Participants

(Virtually): Andrew Bolger, Senior Research and Data Analyst, Research, Marketing,  
and Outreach  
Carol Gooden, Underwriter III, Multifamily  
Pasquale Guliano, Managing Director of Multifamily  
Nandini Natarajan, Chief Executive Officer-Executive Director  
Elizabeth Valigorsky, Senior Loan Workout Officer, Multifamily

Ms. DeWyngaert called the meeting to order at 10:31 AM. A roll call of committee members was conducted and a quorum was present.

Ms. Gooden presented the amended resolution authorizing approval of modified financing for Curtis Cofield II Estates, located in New Haven, Connecticut. Discussion followed.

Upon a motion made by Mr. Ugalde, seconded by Ms. Tepper Bates, the Mortgage Committee members voted unanimously in favor of recommending the amended resolution for modified financing of Curtis Cofield II Estates, located in New Haven, Connecticut to the Board of Directors for consideration.

Ms. Valigorsky presented the resolution authorizing approval of financing for The Warner, located in Woodbridge, Connecticut. Discussion followed.

Upon a motion made by Ms. Tepper Bates, seconded by Mr. Pugliese, the Mortgage Committee members voted unanimously in favor of recommending the resolution for financing of The Warner, located in Woodbridge, Connecticut to the Board of Directors for consideration.

Ms. DeWyngaert asked Mortgage Committee members to consider the minutes of the Mortgage Committee meeting held on March 17, 2026.

Upon a motion made by Ms. DeWyngaert, the Mortgage Committee members voted unanimously in favor of approving the March 17, 2026 Mortgage Committee minutes.

Mr. Bolger provided the Homeownership Report for the first quarter of 2026. Discussion followed.

Mr. Guliano stated that the first quarter Multifamily Activities Report will be provided at next month's meeting. He also announced the retirement of Liz Valigorsky acknowledging her contributions to the Multifamily Department and years of service to CHFA.

There being no further business to discuss, upon a motion made by Mr. Ugalde, seconded by Mr. Pugliese, the meeting adjourned by unanimous consent at 10:59 AM.