

Minutes  
Connecticut Housing Finance Authority  
Special Board of Directors' Meeting  
June 23, 2020

Directors Present: Seila Mosquera-Bruno, Chairperson of CHFA and Commissioner of the Department of Housing  
Heidi DeWyngaert, Vice Chairperson of CHFA  
Jerrold Abrahams  
Kiley Gosselin  
Timothy Hodges  
Catherine MacKinnon  
Jorge Perez, State Banking Commissioner  
Franklin Perry II  
Sarah Sanders, representing Shawn Wooden, State Treasurer  
Jared Schmitt, Chairperson of the Finance/Audit Committee  
Glendowlyn Thames, representing David A. Lehman, Commissioner, Department of Economic & Community Development  
Lisa Tepper Bates  
Carla Weil

Directors Absent: Wendy Clarke  
Anne Foley, Chairperson of Mortgage Committee, representing  
Melissa McCaw, Secretary, State Office Policy and Management

Others Present: Ted Carroll, Leadership Greater Hartford

By video conference due to the COVID-19 public health crisis and in accordance with Governor Lamont's Executive Order 7B, Ms. Mosquera-Bruno called the special meeting of the Connecticut Housing Finance Authority ("CHFA") to order at 10:02 a.m. She noted that the special meeting was being held to discuss CHFA's Strategic Plan.

Nandini Natarajan, Chief Executive Officer-Executive Director explained that the purpose of the meeting was to obtain a consensus from the board that the overarching goals and strategies developed for the strategic plan are in line with what the Board envisions for CHFA. She explained that the next phase (Phase II) will consist of smaller focus groups working on actionable items for each strategy.

Ms. Natarajan discussed the five key policy priorities stating that the priorities are consistent with state public policy as set by the Department of Housing (DOH). The Board's feedback included making priority 2b less imperative and more of a goal to achieve wherever possible with respect to financing housing with access to good quality educational and employment opportunities. It was also suggested that with respect to priority 2b, we get feedback from the state legislature and other advocates and further define what is meant by public transportation. There was also

discussion of identifying metrics for determining whether the housing development meets the criteria.

Ms. Natarajan reviewed the proposed Mission, Vision and Values. She summarized the revisions to the values which included reframing the community value statement to be consistent with the value of incorporating diversity and inclusion as central to the work CHFA does both in its internal culture and in the types of communities served and created by CHFA financing. Values regarding communication and stewardship of resources were added.

Ms. Natarajan described the goals and corresponding key strategies and also described a new goal providing ways for low and moderate income households to build wealth through homeownership, and a new goal building and strengthening interagency and cross-sector partnerships to ensure comprehensive approaches to CHFA's mission.

Ms. Natarajan next reviewed a document that outlined the alignment of the proposed goals with the strategies and associated policy priorities to demonstrate how each goal fits with the priorities set by the Board. She also reviewed a sample draft metrics for use as a template at smaller work group meetings that will be convened in Phase II of the strategic planning process.

Ms. Natarajan summarized the next steps. Board members will be provided information on how to create action items and metrics and asked to join smaller work groups to develop the action items and metrics for each goal and strategy. The work groups will include CHFA staff members with the requisite expertise related to each goal. Work group results will be consolidated into a larger planning document and presented to the Board in the fall.

There being no further business, the meeting was adjourned at 11:03 a.m.