### **Application Form**

First Name Middle Initial Last Name Email Address Utah Housing Corporation Employer Home Address Utah Housing Corporation Employer Home Address Utah Housing Trust Fund Advisory Board: Submitted	Profile				
Email Address Utah Housing Corporation Employer Utah Housing Corporation Utah Housing Trust Fund Advisory Board: Submitted	Claudia	н	O'Grady		
Utah Housing Corporation Vice President, Multifamily   Employer Job Title     Home Address Suite or Apt   City State   Postal Code   Primary Phone     Which Boards would you like to apply for?   Housing Trust Fund Advisory Board: Submitted	First Name	Middle Initial	Last Name		
Utah Housing Corporation   Employer     Job Title     Job Title     Job Title     Job Title     Job Title     Suite or Apt     Suite or Apt        State        Primary Phone     Which Boards would you like to apply for?           Housing Trust Fund Advisory Board: Submitted					
Utah Housing Corporation Finance   Imployer Job Title     Home Address     Suite or Apt   Suite or Apt   State   Postal Code    Primary Phone   Which Boards would you like to apply for?   Housing Trust Fund Advisory Board: Submitted	Email Address				
Home Address Suite or Apt Suite or Apt Suite or Apt State Postal Code Primary Phone Which Boards would you like to apply for? Housing Trust Fund Advisory Board: Submitted		Finance	dent, Multifamily		
City State Postal Code Primary Phone Which Boards would you like to apply for? Housing Trust Fund Advisory Board: Submitted	шроуог	JOD THE			
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Which Boards would you like to apply for? Housing Trust Fund Advisory Board: Submitted	City			State	Postal Code
Housing Trust Fund Advisory Board: Submitted	Primary Phone				
	Which Boards would you lik	ke to apply for	?		
Referred by:	Housing Trust Fund Advisory B	oard: Submitted			
	Referred by:				

Please tell us about yourself.

I have several decades of experience developing, owning, financing, and investing in affordable rental housing. Currently I work at Utah Housing Corporation and oversee our multifamily finance programs, including lending, allocating Low Income Housing Tax Credits, and issuing tax exempt bonds.

Why are you interested in serving on a board or commission?

I can bring my professional skills and experience to bear on a process of allocating HOME funds to multifamily projects that are in need of gap financing. My interest is in helping communities achieve quality affordable housing that serves low and moderate income households, while enriching neighborhoods.

What education, work experience, or volunteer experience do you have that applies to the board you are applying for?

My work history includes years of experience developing and financing affordable rental housing in Utah. I have also served on numerous boards and commissions with oversight of affordable housing. Please see my resume for greater detail.

### Claudia H O'Grady

### What unique perspectives could you bring to the board?

I think I have a very good understanding of the many partners involved in affordable housing efforts in Salt Lake County and throughout Utah, and the many challenges developers face in trying to achieve affordability. On a daily basis, I work with developers, lenders, and investors to problem-solve so that we can all achieve success.

Upload a Resume

#### **Demographics**

Some boards and commissions require membership to be racially, politically or geographically proportionate to the general public. The following information helps track our recruitment and diversity efforts.

#### Are you a Salt Lake County employee?

⊙ Yes ⊙ No

#### Are you a current member of another Salt Lake County board or commission?

⊙ Yes ⊙ No

Race/Ethnicity \*

**District** \*

District 1

**Gender Pronouns \*** 

Age Range \*

Languages \*

English

**Political Affiliation** 

Claudia H O'Grady

# **Professional Experience**

# Utah Housing Corporation

Salt Lake City, Utah April 2009-present www.utahhousingcorp.org

Vice President, Multifamily Finance

Department director for all affordable multifamily housing finance programs, including:

- Federal Low Income Housing Tax Credit program;
- State of Utah Low Income Housing Tax Credits program;
- Tax-Exempt Bond Issuance;
- 542(c) multifamily Risk Share Lending program;
- Tax Credit Assistance Program loans;
- Section 1602 Program; and
- Predevelopment lending program.

Corporate responsibilities include hiring and supervising staff to discharge responsibilities related to program execution; establishing investment criteria and administrative regulations; approving origination and underwriting of applications for financing; overseeing asset management and compliance of portfolio; ensuring timely bond issuances; and evaluating Utah markets for affordable housing needs.

### Homestead Capital Portland, Oregon April 2007-April 2009 Vice President, Equity Investments

Perform all aspects of project acquisition and underwriting related to purchase of Low Income Housing Tax Credits for placement into multi-investor and proprietary funds, including:

- Develop and manage relationships with developers in Utah, Arizona, Idaho, Montana, and Nevada;
- Underwrite affordable multifamily housing developments and prepare investment proposals;
- Model financial projections and investor yield;
- Negotiate partnership agreements;
- Review and approve all due diligence required for closing;
- Monitor project development before, during, and after construction;
- Coordinate with asset management division;
- Originate predevelopment loans and lines of credit;
- Facilitate work outs, monitor watch list projects in conjunction with asset management;
- Manage local investor relationships;
- Develop new streams of investment capital in local markets.

## Multi-Ethnic Development Corporation

Salt Lake City, UtahExecutive DirectorNovember 1997-March 2007Director of OperationsJune 1995-November 1997

Directed all business matters of a statewide nonprofit development organization of single and multi-family affordable housing, and market rate commercial and retail space. Developed over 500 units of affordable multifamily rental and ownership housing. Performed all aspects of nonprofit management, including staff supervision, financial development, program development, fundraising, growth planning, capacity building, strategic and business planning, public relations, building broad networks with social services and housing interests, and nurture relationships with volunteer Board of Directors.

Performed all aspects of project development including:

- Develop community needs assessments, housing market analyses, and project concepts;
- Identify, evaluate, and recommend potential project sites and project concept, and negotiate for acquisition suitable sites;
- Build project proformas including predevelopment, development, operating budgets, sources and uses statements, and cash flow analyses;
- · Create and manage project calendar;
- Work with other staff and organizations to develop supportive service plans;
- Draft requests for qualifications, and negotiate, prepare, and manage contracts for a variety of development professionals; assess responses and make selections;
- Prepare and present applications for financing;
- Obtain all required land use approvals;
- · Oversee asset management for life of project;
- · Monitor compliance with all grant, lender, and investor requirements.

Experienced with public and private financing, including State and Federal Low Income Housing Tax Credits, Historic Tax Credits, Rural Development, Federal Home Loan Bank Affordable Housing Program, HOME, CDBG, HUD Section 202 and 811, US Department of Agriculture Rural Development, predevelopment loans, construction loans, bridge loans, term loans, and mortgage lending.

## Reader, U.S. Department of the Treasury, Community Development Financial Institutions (CDFI) Fund

**Reader, New Markets Tax Credit Program**, Rounds 2008, 2010, 2011, 2012, 2013, 2015, 2016, 2017 **Reader, NACA, Financial Assistance/Technical Assistance Program**, 2014, 2015, 2016, 2017, 2019 **Reader, Capital Magnet Fund**, 2015, 2016

Boards and Service

- Rural Community Assistance Corporation, board member, 2017-present
- Salt Lake City Redevelopment Advisory Committee, October 2014-present Salt Lake City RDA Loan Committee, October 2014-present
- Salt Lake City Blue Ribbon Commission on Affordable Housing, 2017
- Salt Lake County Continuum of Care Prioritization Committee, 2012-2018

- Board of Directors, Utah Chapter of the National Association of Housing and Redevelopment Officials, 2010-2014
- Community Advisory Board, JP Morgan Chase Bank, 2005-2007
- Board of Trustees, Olene Walker Housing Loan Fund, December 2002-December 2005
- Board of Directors, Utah Housing Coalition, July 2000-2017
- Board of Directors, Utah Pride Center, Chair of Development Committee, January 2006-2009
- Salt Lake City Police Civilian Review Board, 2003-2011, Chair 2008-2011

### Education

Harvard University, Cambridge, Massachusetts, A.B. 1987 Columbia University, New York, New York, Political Science, Ph.D. candidate (all but dissertation)

Mortgage Banker's Association, Certified Multifamily Underwriter