

Illinois Housing Development Authority
Asset Management Committee Meeting
Minutes – May 15, 2026

In attendance:

King Harris, Luz Ramirez, Daniel Hayes, Brice Hutchcraft, Sam Tornatore, Erika Poethig, Sonia Berg, Tom Morsch (Board Members), Kristin Faust, Karen Davis, Christina McClernon (Legal), Seth Runkle (Finance), Myriam Weaver, Dunni Cossi-Gay, Nicole Merced, Kristine Jurmu, Nelson Jimenez, Danielle DeCuir, Kevin Padgitt, Pierre Walker, Huyen Lee, Lisa Thompson, (Asset Management), Kyle Nestlehut, Tara Pavlik (Homeownership), Andzelika Adelman, Benjamin Medina (IT)

1. Meeting was Call to Order by Luz Ramirez at 9:00am

2. Nicole Merced conducted Roll Call

1. Review of the Minutes from the February 20 2026, Asset Management Committee Meeting

2. Homeownership Overview as of March 31, 2026

3. Asset Management Overview as of March 31, 2026

a. Lake Shore Plaza Presentation

- **Summary Update**
- **Budget**

b. Multifamily Report Outs:

- **Hampton Place - 707 Silver** - Single Family Home Sale, Partial Release of Regulatory Agreement and EUA, Partial Mortgage Release and Loan Paydown
- **Nehemiah Homes - 2310 E. Kansas St.** - Single Family Home Sale, Partial Release of Regulatory Agreement and EUA, Partial Mortgage Release and Loan Paydown
- **Concord at Sheridan** - Change in General Partnership interest
- **Nehemiah Homes: 2249 E Stuart** - Single Family Home Sale, Partial Release of Regulatory Agreement and EUA, Partial Mortgage Release and Loan Paydown

c. Multifamily Mortgage Portfolio Overview

d. Loan Monitoring Portfolio Overview

e. IHC Portfolio Health Initiative

4. Adjournment