



**Office of Mayor Ted Wheeler
City of Portland**

May 31, 2019

As Mayor and Commissioner of Finance & Administration, I request Council confirmation of the following appointment to the Portland Housing Advisory Commission:

<u>Appointment</u>	<u>Term</u>	<u>Replacing</u>
Stephanie Kondor	June 19, 2019 – June 19, 2021	Sarah Zahn
Fernando Velez	June 19, 2019 – June 19, 2021	Dike Dame
Jessy Ledesma	June 19, 2019 – June 19, 2021	Betty Dominguez

Please see bios in attached sheet.

Respectfully submitted,

Ted Wheeler
Mayor

Stephanie Kondor

As Vice President of Development for Related Northwest, Ms. Kondor is responsible for establishing Related's presence in the northwest while leading and managing all aspects of development and financing for Related's affordable developments. Prior to joining Related, Ms. Kondor was Director of Real Estate Development for Central City Concern where she managed the land acquisition, entitlements, and due diligence process for the development of new clinical and affordable housing in Portland, Oregon with development costs in excess of \$100 million. While at Central City Concern, she was a recipient of the Housing Oregon's Star Player Award in 2017 and led her development team named as top affordable housing developer by the Daily Journal of Commerce for 2018. She developed award winning projects receiving the prestigious AIA/AAH design award for Healthcare Design as well as the Novogradac New Market Tax Credit QLICI of the Year for Metro projects. Ms. Kondor has consulted through her firm, SK Asset Advisors for private developers and construction managers focused on affordable housing. As Senior Asset Manager for Bayside Communities, Ms. Kondor managed a portfolio of more than 60 multifamily properties throughout the west coast including senior housing, assisted living, low-income housing and HUD communities. She is experienced working on complex transactions with multi-layered funding along with new market tax credits. Ms. Kondor holds a Bachelor of Science in Business Administration from the Haas School of Business at the University of California, Berkeley and sits on the Board of Directors for the Boys and Girls Club of Portland as well as a member of PSU's Real Estate Advisory Board. Stef is a native Oregonian.

Fernando Velez

Fernando Velez has nearly 30 years of experience in banking, mortgage lending, and consumer protections. Currently, Mr. Velez is a state employee working in the Department of Consumer and Business Services. His experience and certifications include foreclosure intervention and default counseling, homeownership and community lending, homeownership counseling in Spanish, credit counseling, reverse mortgages, and financial coaching. Mr. Velez is a first-generation Latino immigrant and helped organize the first culturally specific financial homeownership fair in Cornelius. He enjoys volunteering with culturally specific Hispanic and Latino non-profit organizations as well as the Consulate of Mexico where he can employ his financial skills. Mr. Velez has participated on several non-profit boards including CASA of Oregon, Habitat for Humanity, African American Alliance for Homeownership, Hacienda CDC, Bienestar, and Portland Community Land Trust.

Jessy Ledesma

Jessy Ledesma is the Director of Development at Beam Construction. Ms. Ledesma is the project manager for affordable housing projects utilizing low-income housing tax credits as well as mixed-use urban developments for both for-profit and non-profit ownership. She has experience working with new construction, major renovations, acquisitions, and USDA Rural Developments. Ms. Ledesma is a consistent guest presenter on the intersection of affordable housing, community design, and design processes. Ms. Ledesma received her Bachelor of Architecture from the University of Oregon and received a Minor with Distinction from Clark Honors College. She holds professional affiliations with the Urban Land Institute (ULI), ULI Women's Leadership Institute committee member, Design Futures Council Emerging Leader, Oregon State Housing Policy Council, Oregon Opportunity Network Multi-Family Development Work group coordinator, USGBC LEED GA Certified, and AIA Associate Portland.

IMPACT STATEMENT

Legislation title: Appoint Stephanie Kondor, Fernando Velez, and Jessy Ledesma to the Portland Housing Advisory Commission for terms to expire June 19, 2021 (Report)

Contact name: Jessica Conner

Contact phone: 503.823.4100

Presenter name: Shannon Callahan

Purpose of proposed legislation and background information:

This legislation is to appoint members to the Portland Housing Advisory Commission (PHAC). The mission of the PHAC is to advise the Director of the Portland Housing Bureau, the Housing Commissioner, and the Portland City Council on housing and homelessness policy, strategy, and resource issues, promote improvements within the Portland Housing Bureau and the larger housing system, highlight opportunities for influence between the City housing system and other systems, as well as provide a forum for public input on housing and homelessness issues.

Financial and budgetary impacts:

None

Community impacts and community involvement:

The Portland Housing Advisory Commission mandate in City Code requires it to have membership to achieve a balanced perspective embracing a high level of knowledge of and expertise in market-rate and rent-restricted housing development and finance, asset management, homeownership, and housing access and stabilization services. In addition, membership is required to take into account the income, racial, ethnic, cultural, and geographic diversity of the community.

The meetings of the Commission will be public meetings, with input from the community invited and actively pursued.

100% Renewable Goal:

N/A

Budgetary Impact Worksheet

Does this action change appropriations?

- YES:** Please complete the information below.
- NO:** Skip this section