

Approved: June 18, 2025

CHEFA COMMUNITY DEVELOPMENT CORPORATION
MEETING OF BOARD OF DIRECTORS
Minutes of Board Meeting
November 13, 2024

The Meeting of the Board of Directors (the “CDC Board”) of CHEFA Community Development Corporation, a Connecticut nonstock Corporation (the “Corporation” or “CHEFA CDC”) was held via videoconference and in-person on Wednesday, November 13, 2024.

The hybrid annual meeting was called to order at 3:19 p.m. by Mr. Peter W. Lisi, Chair of the Board of Directors. Those present and absent were as follows:

PRESENT: Peter W. Lisi, Chair
Michael Angelini, Vice Chair
Lawrence Davis
Steve L. Elbaum
Kimberly Kennison (*Designee for Jeffrey Beckham, OPM Secretary*)¹
Susan Martin²
Cesarina Thompson³
Mark Varholak⁴

ABSENT: Alan Mattamana
Sarah Sanders (*Designee for CT State Treasurer Erick Russell*)

ALSO, PRESENT: Jeanette W. Weldon, Executive Director
Denise Aguilera, General Counsel
Rob Blake, Manager of Information Technology & Cybersecurity⁵
Charles Bodie, Managing Director of Finance and Operations
Dan Giungi, Sr. Government Relations and Communications Specialist
Rebecca Hrdlicka, Sr. Administrative Services Assistant
Dan Kurowski, Assistant Director
Andrew Kwashnak, Sr. Systems & Data Analyst⁶
Michael F. Morris, Managing Director, Client Services
Kara Stuart, Manager of Administrative Services
of Connecticut Health and Educational Facilities Authority

APPROVAL OF MINUTES

Mr. Lisi requested a motion to approve the minutes of the September 17, 2024 annual meeting of the Board of Directors. Mr. Lisi moved to approve the minutes which was seconded by Mr. Angelini.

Upon a voice vote, the “Ayes,” “Nays” and “Abstentions” were as follows:

AYES

Peter W. Lisi

NAYS

None

ABSTENTIONS

None

¹ Kimberly Kennison participated in the meeting via conference telephone that permitted all parties to hear each other.

² Susan Martin participated in the meeting via conference telephone that permitted all parties to hear each other.

³ Cesarina Thompson participated in the meeting via conference telephone that permitted all parties to hear each other.

⁴ Mark Varholak participated in the meeting via conference telephone that permitted all parties to hear each other.

⁵ Rob Blake participated in the meeting via conference telephone that permitted all parties to hear each other.

⁶ Andrew Kwashnak participated in the meeting via conference telephone that permitted all parties to hear each other.

Michael Angelini
Lawrence Davis
Steven L. Elbaum
Kimberly Kennison
Susan Martin
Cesarina Thompson
Mark Varholak

PROPOSED CY 2025 MEETING SCHEDULE

Mr. Lisi requested a motion to accept the CY 2025 Meeting Schedule. Mr. Davis moved for approval, which was seconded by Mr. Angelini.

Upon a voice vote, the "Ayes," "Nays" and "Abstentions" were as follows:

AYES

Peter W. Lisi
Michael Angelini
Lawrence Davis
Steven L. Elbaum
Kimberly Kennison
Susan Martin
Cesarina Thompson
Mark Varholak

NAYS

None

ABSTENTIONS

None

OTHER BUSINESS

Mr. Lisi commented that the annual Ethics Training by the Office of State Ethics was conducted at the CHEFA Board of Directors meeting.

ADJOURNMENT

There being no further business, Mr. Lisi requested a motion to adjourn the meeting. Mr. Davis moved to adjourn the meeting and Mr. Angelini seconded the motion.

Upon a voice vote, the "Ayes," "Nays" and "Abstentions" were as follows:

AYES

Peter W. Lisi
Michael Angelini
Lawrence Davis
Steven L. Elbaum
Kimberly Kennison
Susan Martin
Cesarina Thompson
Mark Varholak

NAYS

None

ABSTENTIONS

None

The hybrid meeting adjourned at 3:22 p.m.

Respectfully submitted,



Kara Stuart
Acting Secretary