



Alex R. Ballina is Director of Governmental & Public Affairs at Resia (formerly AHS Residential) and member of the Resia Executive Management Team. He is also Chair of the Workforce Housing Group for the Builders Association of South Florida. Prior to joining AHS Residential, he straddled the private and public sectors, with executive positions including Director of Asset Management for the Miami-Dade Public Housing and Community Development Department, City of Miami Beach Housing and Community Development Department, and Prudential Real Estate Services. He has over 20 years' experience in the administration of institutional grade multifamily properties, U.S. HUD Housing, and community development programs. Throughout his career, he has administered over \$1.5 B in assets and managed programs for over 25,000 multi-family units and 50,000 residents nationally. He currently sits on the Miami-Dade County Affordable Housing Trust Fund Board and Naranja Lakes CRA Board.

Alex R. Ballina

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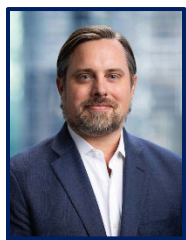
CHAIR, BROWARD HOUSING COUNCIL



Marcia Barry-Smith is President and CEO of MBS Consulting Advisors Inc., designing and implementing successful strategies that provide solutions to affordable housing barriers. She is currently serving her fifth term as Chair of the Broward Housing Council. In July 2021, United Way of Broward engaged MBS Consulting Advisors, Inc. as their Executive Housing Strategist to develop a plan for their goals of decreasing homelessness and increasing affordable housing units in Broward County. Ms. Barry-Smith has over 30 years in the banking and financial industry and an extensive housing advocacy background as previous Director of Community Outreach, Government Policy and Advocacy for Habitat for Humanity of Broward. She was appointed to the Broward County Racial Equity Task Force and serves on various boards including BBX Capital Inc., Neighbors for Neighbors, Women in Distress, Valley Bank CRA Advisory Board and the BBX Capital Foundation.

Marcia Barry-Smith

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Jake Morrow is a Principal of Interurban, the affordable and workforce housing division of Integra Investments, and leads Interurban's development activities. Interurban recently completed 390 affordable housing units in Miami-Dade County utilizing Low Income Housing Tax Credits. During his 17-year career, Mr. Morrow has overseen ground-up development projects with a combined cost of over \$500M, which include over 1,000 multi-family units utilizing LIHTC and tax-exempt bond financing, ultra-luxury condominium product, and a significant mixed-use hospitality and residential development. Prior to Integra, he held senior positions at Atlantic Pacific Communities, Aria Development Group, and QueensFort Capital Corporation. Mr. Morrow earned a B.A. from the University of Vermont, a J.D. from Quinnipiac University, and an LL.M. in Real Property Development from the University of Miami.

Jake Morrow

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Dr. Ned Murray, AICP, is Associate Director of the Jorge M. Perez Florida International University (FIU) Metropolitan Center and recently prepared the Broward County Affordable Housing Needs Assessment 2022 Update. Dr. Murray has over 25 years of professional and academic experience in city planning, housing and economic development. He holds a Ph.D. in Urban and Regional Planning from the University of Massachusetts at Amherst. Dr. Murray is a leading expert in the areas of economic and housing market analysis. He has authored many of the landmark housing market and needs studies completed in South Florida in the past fifteen years, including the leading studies for Broward, Miami-Dade, Monroe and Palm Beach Counties. He has served as the Principal Investigator on the *Palm Beach County Affordable Housing Needs Assessment*, *City of Miami Affordable Housing Master Plan*, and *Miami-Dade County Affordable Housing Needs Assessment*.

Dr. Ned Murray, AICP

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Nathan Perlmutter is Vice-President and Senior Commercial Real Estate Lender at TD Bank and is responsible for financing some of Florida's largest real estate developments as well as participating in credit facilities over \$1 billion dollars in size. He also represents the Builders Association of South Florida on the Broward Housing Council. With over 16 years of commercial real estate lending experience, Mr. Perlmutter has extensive experience financing affordable housing through the Low-Income Housing Tax Credit Program. He previously ran the corporate syndications trading desk at Amerant Bank, worked as a commercial real estate underwriter and portfolio manager at Bank of America, and successfully operated his own commercial mortgage brokerage business. Mr. Perlmutter holds a master's degree in Finance from Florida International University, a Leadership in Action Program Certificate from Harvard Business Publishing and sits on the ULI Multi-family Development Product Council.

Nathan Perlmutter

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KEYNOTE SPEAKER



Janneke Ratcliffe is Vice-President for the Housing Finance Policy Center (HPFC) at the Urban Institute. Before joining HPFC, she spent six years at the Consumer Financial Protection Bureau (CFPB), heading its Office of Financial Education. Prior to CFPB, Ms. Ratcliffe was the executive director of the University of North Carolina Center for Community Capital, leading research on how mortgage markets and financial services can better promote financial security and economic opportunity. Ms. Ratcliffe has also served at GE Capital Mortgage, the Center for American Progress, and Self-Help, where she was instrumental in high-impact programs in affordable and Community Reinvestment Act mortgages and community development finance. She serves on the Consumer Affairs Advisory Council of the Mortgage Bankers Association and is a member of the National Community Stabilization Trust Board of Managers. She is a graduate of UNC at Chapel Hill.

Janneke Ratcliffe

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Sen. Nan Rich serves as the Broward County Commissioner representing District 1. A former State Senator and State Representative, she was the first woman elected as Senate Democratic Leader. Sen. Rich became widely recognized as one of Florida's leading champions of social justice issues - protecting the welfare of children, seniors, and the disabled; and fighting to preserve civil and individual rights. Sen. Rich currently serves on the Board of Directors of Kids in Distress, Secretary of the Areawide Council on Aging of Broward County, Chair of the Broward Behavioral Health Coalition, and Chair of the Coordinating Council of Broward County. She was inducted into the Broward County Women's Hall of Fame, the Broward County Senior Hall of Fame, and the Miami Beach High School Hall of Fame. A long-time Florida resident, Sen. Rich attended the University of Florida.

Nan Rich, County Commissioner (District 1)

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MODERATOR



Jo Sesodia, AICP, is Director of the Broward County Urban Planning Division (UPD). Ms. Sesodia has over 20 years of experience in urban planning and project management, including zoning, development management and strategic planning. She has spent her career in municipal, county and regional government. She leads Broward County's UPD, which provides comprehensive planning, growth management, and regulatory services. Since 2015, she has served as staff liaison to the Broward Housing Council. She has also worked professionally in Missouri and in the U.K. Ms. Sesodia is a member of the American Institute of Certified Planners and a graduate of University of Newcastle-upon-Tyne, England.

Josie P. Sesodia, AICP

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Dr. Germaine Smith-Baugh is President and CEO of the Urban League of Broward County and has dedicated more than two decades of service to the Urban League Movement. She is currently the only female CEO to lead a National Urban League affiliate in Florida. Dr. Smith-Baugh was named to her current position in 2006 and since elevated the Urban League of Broward County's profile to a premier nonprofit organization promoting social and economic advancement for over 13,000 people annually. Throughout her career, Dr. Smith-Baugh has cultivated strategic partnerships to advance racial equity and social justice. A gifted speaker, her insights manifest the ideals of the civil rights movement to build economic resiliency for historically underserved communities. Her education includes a doctorate in Organizational Leadership from Nova Southeastern University, a BS in Business Communications and a MSW from Florida State University.

Dr. Germaine Smith-Baugh

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Ralph Stone is Director of the Broward County Housing Finance Division and Executive Director of the Broward County Housing Finance Authority. He also serves as a (non-voting) member on the Broward Housing Council. He earned a bachelor's degree in English from the University of Central Florida and master's degree in Urban and Regional Planning from Florida State University. Mr. Stone has held numerous senior positions in local government in Florida including City Manager, Asst. City Manager for Economic Development, Executive Director of Downtown Development Authority, CRA Executive Director and Planning Director. He has supervised various programs that address housing, planning, zoning, building and permits, code enforcement and neighborhood services. Mr. Stone has written and/or directed over 30 award-winning plans, including Governor's Award for the Best Large City Comprehensive Plan in the State of Florida.

Ralph Stone

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Michael Udine is Mayor of Broward County and has served on the Board of County Commissioners for District 3 since 2016. He served for more than a decade as Mayor and City Commissioner of Parkland. As a practicing attorney and owner of the law firm Udine and Udine, he promotes small business ownership with a focus on attracting technology-based industry to Broward County to encourage future innovation and high paying, skilled jobs. Mayor Udine received the 2019 Distinguished Leader Award from the Florida Atlantic University Research Park. He is currently an elected director at Legacy Bank of Florida, a small community bank assisting small businesses in Broward and Palm Beach Counties. Mayor Udine is active in volunteering and attending events throughout the community. He prides himself on promoting events in his district, working with his temple (Kol Tikvah) and supporting various charities.

Michael Udine, Mayor

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Dawn Watts is President and CEO of DW Consultants, Inc., a mission-driven firm focused on creating economic and environmental resilient communities that promote and nurture sustainable equitable housing landscape development. Ms. Watts is an ecosystem leader, with 20+ years corporate executive experience and a proven track record implementing measurable efficiency, scaling advancements, and cultivating winning workplace cultures such as Nielsen, AT&T, and Hard Rock Hotels International. Her key focus is housing affordability and community development that provides innovative funding sources, technical assistance, and system change services. Ms. Watts enjoys working with global leaders in creating large-scale, lasting social change. She holds a BA in Business Administration from Saint Louis University, an MBA from Strayer University, and a Lean Six Sigma Black Belt Certification.

Dawn Watts

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