




NEW YORK CITY
HOUSING DEVELOPMENT
CORPORATION

MEMORANDUM

To: The Chairperson and Members

From: Gary Rodney 
President

Re: Appointment of Anthony Richardson

Date: September 11, 2014

I am pleased to recommend that the Members approve the appointment of Anthony Richardson to the Corporation as Senior Vice President for Development. Mr. Richardson brings to the Corporation a broad range of experience and great knowledge of New York City's affordable housing and community development industry.

Mr. Richardson joined the Multifamily New Construction Department at the New York City Department of Housing Preservation and Development (HPD) in 2008 and most recently held the position of Director of Multifamily New Construction Programs. Prior to joining HPD, Mr. Richardson held financial advisory and sales positions at Ernst & Young, M.R. Beal & Company and Cantor Fitzgerald.

Mr. Richardson obtained a Masters of Public Policy and Administration from the Columbia University School of International and Public Affairs in 2006, and a Masters of Public Administration in Public and Economic Policy with merit from the London School of Economics & Political Science in 2006. Mr. Richardson graduated with a B.A. from Morehouse College in 1993.

Mr. Richardson's appointment would be effective September 18, 2014 at a salary of \$182,000 with 4 weeks of annual leave.

Attachment

ANTHONY R. RICHARDSON

antrich@gmail.com

Education:

London School of Economics and Political Science

London, England

- Master of Public Administration (with Merit) in Public and Economic Policy, 2006
- Member, MPA Student-Staff Liaison Committee; Member, Interhall Football League

Columbia University, School of International and Public Affairs

New York, New York

- Masters of Public Policy and Administration, 2006
- Admitted to Columbia/London School of Economics Dual Degree MPA Programme

Morehouse College

Atlanta, Georgia

- B.A. in Business Administration with concentration in Accounting, 1993. Cum laude.
- Admissions Scholarship Recipient

Work Experience:

New York City Department of Housing Preservation and Development (HPD)

2008 – August 2014

Director, Multi-Family New Construction Programs

Allocate \$100 million annual budget. Supervise unit consisting of 6 project managers. Oversee negotiations of business terms with developers, lenders, and investors. Manage construction loan closings representing development of over 5,000 residential units in aggregate. Coordinate financial review of responses to Requests For Proposals. Represent the agency at industry conferences and panel discussions.

Deputy Director, Multi-Family New Construction Programs

Assisted Director in oversight of complex development process including financial analysis and business negotiations. Assist in daily management of unit (4 project managers) that closed construction loans for over 3,000 residential units over three fiscal years.

Senior Project Manager, Multi-Family New Construction

Monitored progress of assigned projects from pre-development through construction completion. Negotiated business terms to advance HPD goals/policy objectives. Acted as HPD liaison to developers and governmental partners. Closed construction financing for 8 projects representing 1,139 residential units and combined development cost of approximately 375 million dollars.

Ernst and Young

2007 - 2008

Contractor (Advantage Human Resourcing), Financial Planning Line; Lyndhurst, New Jersey

Provided financial planning services to 100+ clients weekly with varying degrees of financial knowledge.

M.R. Beal and Company

1998 - 2005

Vice-President, Fixed Income Sales; New York, New York

Initiated coverage of five (5) new accounts in first year. Solely placed three proprietary deals (approximately 60 million dollars) with three (3) new customers.

Cantor Fitzgerald and Company

1993 - 1998

Assistant Vice-President, Municipal Bond Department and Proprietary Desk; New York, New York

Executed customer trade orders for Treasury bonds/notes across the yield curve.

Revived trading relationships with 15 accounts. Represented firm in information sessions and interviews.

Community and Professional Involvement:

- Real Estate Development Associate (volunteer), Faith Center For Community Development
- Past President, Morehouse Manhattan Alumni Association; charter planner and co-chair for scholarship gala that funded a \$50,000 endowed scholarship for New York students.
- Volunteer for the New York City Food Bank and Habitat for Humanity.
- Advisory Committee Member, New York State Association for Affordable Housing (NYSAAFH) Young Leaders