



# Homes and Community Renewal

*Job Opportunities at New York State Homes and Community Renewal*

*Build a career while building a better community. Rewarding careers in Public Service start here!*

## **SENIOR VICE PRESIDENT – STATEWIDE ASSET MANAGEMENT**

**New York State Homes and Community Renewal (HCR)** fosters the creation and preservation of high-quality affordable housing, while working strategically to revitalize neighborhoods and communities throughout the Empire State. Under the leadership of Governor Kathy Hochul and Commissioner RuthAnne Visnauskas, HCR is a vibrant, innovative agency that integrates and leverages New York State's housing resources. We have offices in New York City, Albany, Buffalo and Syracuse, and employ a diverse workforce of professionals who are hard-working and committed to serving low- and moderate-income families. Our mission is far reaching, encompassing single and multifamily housing finance, home improvement, rent regulation, housing subsidies, and community development. We partner regularly with a variety of public and private stakeholders.

Achieving this mission requires a wide range of skills and backgrounds in public policy, administration, real estate, architecture, finance, law and many other areas of expertise. We seek to provide a workplace environment that is productive, flexible, accountable, ethical and caring. Our employees are empowered to make a difference where they live and work. We offer competitive pay and a comprehensive benefits package, including paid leave, health, dental, vision, retirement and family-friendly policies.

**The Office of Housing Preservation (OHP)** manages HCR programs that maintain and enhance the state's portfolio of existing affordable housing and advance the State's sustainability goals. Our Sustainability team oversees sustainability policies for the agency and our energy retrofit programs for homeowners and tenants. We provide federal and state rental assistance to assist more than 45,000 families and are piloting mobility programs across the state. We also monitor 130,000 low income housing units financed with federal and state resources.

**The Statewide Asset Management Unit** is the steward of the state portfolio of affordable multifamily housing. Statewide Asset Management is responsible for the asset management and compliance monitoring of the Agency's existing multifamily housing portfolio of over 250,000 units. This portfolio includes properties that have been financed under various loan and subsidy programs including Low-Income Housing Tax Credits, tax-exempt bonds, as well as the Mitchell-Lama program and more.

### **Job Summary**

Under the general direction of the Chief Strategy Officer for Portfolio Preservation, the Senior Vice President will supervise the areas of responsibility associated with the Statewide Asset Management Unit including:

- Development and implementation of Agency policy, criteria and procedures for the oversight and long-term preservation of the multifamily housing portfolio;
- Recommend actions that Statewide Asset Management can take using its oversight responsibilities to preserve portfolio properties



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- Coordinate efforts to preserve high-profile portfolio properties
- Collaborate with HCR's Finance and Development team to identify pipeline of portfolio properties for HCR's preservation programs as a part of Housing Plan
- Identify emerging trends in HCR's portfolio and work with Senior Staff on any needed actions
- Direct efforts to identify troubled properties and appropriate interventions
- Manage entire Statewide Asset Management team of 80+ employees for HFA, HTFC and DHCR;
- Lead conferences/meeting with government officials, mortgagors and/or developers to consult, resolve, and/or advise relative to problem or procedural issues
- Present to Board Members as necessary Liaise with elected officials on inquiries regarding HCR regulated properties
- Monitor mortgage loan portfolio and overall regulatory compliance;
- Monitor financial performance of the housing portfolio and produce periodic reports to Bond rating agencies;
- Evaluate programmatic impact of proposed changes in new or revised concepts of development and/or financing.
- Formulate and present concepts, statistics and parameters based on evaluation of current data and/or research of historical experience as related to existing or contemplated proposals/programs.
- Review and analyze laws and regulations of Federal, State and City governments which affect existing and potential Agency housing programs.
- Monitor adherence to credit enhancement or insurance policies to mortgages and bonds, coordinate legal action including foreclosure, and construct and recommend solution for work-outs of troubled projects.
- Position requires close working relationship with legal, technical, development, finance, accounting and debt issuance personnel of the Agency, and the ability to analyze and integrate bond and mortgage documents.

#### **Qualifications**

- Bachelor's Degree from accredited four-year College required;
- Minimum 15 years related experience in governmental or institutional finance or housing required;
- Ability to measure and manage unexpected occurrences and to lead staff in response
- Ability to analyze, interpret and critique bond and finance documents;
- Manage large staff in multiple locations;
- 15 years' experience in real estate (finance/development/appraisal/underwriting);
- Experience with assessing performance of property management firms including overall regulatory compliance
- A working knowledge of tax-exempt bond financing techniques and government housing regulations is required;
- Ability to provide leadership skills to staff and implement housing plan strategic goals.



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**What we offer:**

- Extensive benefits package including paid leave, excellent health, dental, vision and retirement benefits;
- Promotional opportunity for dedicated professionals.

All internal SONYMA/HFA/AHC employees(only) are directed to apply via

**Please Include your name in the subject line**

[internalcandidates@hcr.ny.gov](mailto:internalcandidates@hcr.ny.gov)

**[TO APPLY, CLICK HERE.](#)**

**Applicants must include resume and cover letter**

New York State is an Equal Opportunity Employer  
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