

2022 Sunbelt Builders Show™ Education Speaker Bios



Wednesday, July 13

10:30 – 11:45 a.m.

“Innovative Solutions to Affordable Housing”

Moderator: Effie Dennison, EVP and Head of Community Development and Corporate Responsibility, Texas Capital Bank

Panelists: Bradyn Boone, VP of Special Projects at Hanover Property Company and Project Manager of Texas Heavenly Homes

David Danenfelzer, Senior Director of Development Finance, Texas State Affordable Housing Corporation

Kathy Denny, Vice President, Affordable Central Texas, Austin Housing Conservancy

Effie Dennison is Executive Vice President, Head of Community Development and Corporate Responsibility for Texas Capital Bank (TCB) and is responsible for the bank’s strategic investment and community relations activities across all TCB Texas markets. Responsibilities include fulfillment of the banks’ philanthropic giving, employee engagement and Community Reinvestment Act (CRA). Dennison is also president of Texas Capital Community Development Corporation (CDC), a wholly owned subsidiary of the bank that provides commercial loans for development and revitalization of economically distressed areas. The CDC also makes long-term investments in various real estate funds, and private equity funds for small and mid-size businesses as well as investments with Minority Deposit Institutions. Dennison has over 30 years of experience in financial services. Prior to joining Texas Capital Bank, Dennison served in executive roles at Fannie Mae and Wells Fargo Bank. She also currently serves on the boards of Texas Women’s Foundation, Parkland Foundation and VNA/Meals on Wheels. She is a member of the Executive Women of Dallas, Genesis Women’s Shelter Domestic Violence Alliance Board, The Dallas Summit and The Charter 100, The International Women’s Forum and the Links Incorporated, Dallas Chapter. Dennison has been recognized for her outstanding leadership and work in the community and most recently was the recipient of the Community Advocate Award with the Dallas Business Journal’s Minority Business Leader Awards and the Hero Award, Anthem Strong Families. She is also past recipient of the Texas Women’s Foundation *Maura Award*; Southern Methodist University Women’s Symposium *Profiles in Leadership Award*; and Texas Executive Women, *Women on the Move Award*.

Bradyn Boone is the VP of Special Projects at Hanover Property Company and the Project Manager of Texas Heavenly Homes. Texas Heavenly Homes is a community development and homebuilding company working in collaboration with the City of Dallas, the local community, and local organizations to revitalize a forgotten neighborhood in South Dallas called the Bottom District. The Bottom District was originally a freedman’s town given to freed

slaves that was incorporated into Dallas in 1903. It thrived until the Trinity levees cut through the neighborhood in the 1930s severing this community from jobs and other resources available in other communities. The neighborhood remained neglected and continued to deteriorate with aged housing and vacant undeveloped lots. Through the work of Texas Heavenly Homes and their partners, the Bottom District is finally coming back to life. Texas Heavenly Homes' focus is to develop a diverse, mixed income community with high-quality affordable and market-rate housing that preserves the character of the Bottom District and creates a captivating sense of place for generations to come. Bradyn has always felt drawn to serve and currently is on the board for Restoration Outreach of Dallas, a prison ministry walking with men inside prison and after their release to restore them to God, to their families and to our communities. Bradyn also founded two non-profits, the World's Backyard in 2009 which helps refugee children feel at home and find community in Abilene, Texas, and the Pro2G Mission in 2013 which serves, equips, and empowers local ministries and churches in Texas, Costa Rica, and Kenya.

Dave Danenfelzer is a community development professional with more than 20 years of experience in public finance, historic preservation and nonprofit management. Dave is the Senior Director of Development Finance for the Texas State Affordable Housing Corporation (TSAHC), a statewide nonprofit housing finance corporation. He manages operations for multifamily bond finance, the Texas Housing Impact Fund and Affordable Communities of Texas Land Bank. He was a member of the IRS' Advisory Committee for Tax Exempt and Government Entities (2015 to 2018), is a board member for Texas Community Capital and is participating in the Lincoln Institute's Accelerating Community Investment research program. Dave is an alumnus of the University of Wisconsin at Madison and received his Masters in Community and Regional Planning at the University of Texas at Austin. He studied at the Universidad Catolica in Quito and was an English teacher at the Universidad San Francisco de Quito in Ecuador. Dave is an avid fly fisherman, a member of the Lone Star Curling Club and volunteers through the UN Online Volunteers project with start-up nonprofits around the world.

Kathy Denny is Vice President, of Affordable Central Texas (ACT) the nonprofit operator of The Austin Housing Conservancy, an open-ended social impact private equity fund for institutional investors, Bank CRA programs, foundations, high net worth individuals and family offices. The mission of Affordable Central Texas and the Austin Housing Conservancy is to acquire multifamily properties and preserve affordable housing options, long term, for teachers, first responders, medical professionals, trades people and others vital to Austin's day-to-day livability and success. Kathy has 30 years of commercial real estate experience and in her role with ACT is responsible for acquisitions, asset management and resident programs. Prior to joining ACT, Kathy served as managing director for Street View Realty Investments LLC. Kathy is a graduate of Texas A&M University and the Halftime Institutes Fellows program. She is an active member of ULI and the World Affairs Council of Austin and has travelled extensively with East West Ministries.