Finding New Ways to Finance Affordable Housing

REAL ESTATE: Mary Jane Jagodzinski Rises to the Challenge

By RAY HUARD

Mary Jane Jagodzinski has earned a reputation among those she’s worked with in developing affordable housing as a wizard with numbers, someone who will somehow find a way to get difficult projects built.

“She’s amazingly dedicated to affordable housing, that’s just in her DNA,” said John Ahlswede, the president of Sun Country Builders in Carlsbad.

“When I think of Mary Jane, I just think you have to be on your toes and pedal hard to keep up with her,” Ahlswede said. “It’s been one project after another after another.”

Ahlswede said he’s worked with Jagodzinski in developing about 20 affordable housing for Community HousingWorks, where Jagodzinski in January became vice president of strategic initiatives.

Her job is to find new ways to finance and build more affordable housing projects faster, said Sean Spear, president and CEO of Community HousingWorks.

Heady Times
A 1974 graduate of California State University Sacramento with a bachelor’s degree in economics, Jagodzinski earned a master’s degree in business administration from the Harvard Graduate School of Business Administration.

She was among a cadre of idealistic young professionals who went to the Capitol when Jerry Brown was elected to his first term as governor in 1974, “heady times” as Jagodzinski described it.

Those Jerry Brown years were bringing in a lot of the concepts we’re still talking about in terms of sustainability and accountability,” Jagodzinski said.

Working on fiscal policy, “I found that at that time, Sacramento was really an exciting place,” Jagodzinski said. “It was before and after Proposition 13,” the property tax limiting ballot measure.

Jagodzinski started as a budget associate in the state Department of Finance, became the principal consultant for the Assembly Ways and Means Committee, then executive director of the state Debt Limit Allocation Committee before leaving government for private business.

“I was just there at the right place at the right time,” Jagodzinski said.

She joined Community HousingWorks in 2001.

Back then, affordable housing wasn’t quite the hot topic that it’s become as home prices and apartment rents have skyrocketed.

Never Dull
Born in San Bernardino, Jagodzinski moved with her family to Sacramento when she was 13. As child, Jagodzinski said that her favorite game was Monopoly, “so I think the die was cast for real estate” as her ultimate career.

CompanieS on the MObE

ARCHITECTURE + INTERIOR DESIGN
New Office Location
Delawie acquired SimonGlover, Inc., a Los Angeles area-based architecture firm. This is the first acquisition in Delawie history and the first time the firm will operate two offices—San Diego County and Los Angeles County.

Matthew Simon, AIA, Principal and owner of SimonGlover, will join Michael L. Aram, AIA, LEED AP Paul L. Schroeder, AIA, Associate DBIA, Frank Ternaskey, AIA, LEED AP and Greg McClure, AIA, LEED AP BD+C, David Irelan, LEED AP, Allison N. Morita, LEED AP and Michael Modure as a principal of the firm.

The acquisition of SimonGlover and operating an office in Los Angeles County, provides Delawie the strategic ability to establish itself in the industrial market and expand its reach to new clients. Although Delawie has clients across the nation and who span the globe, the additional office provides greater opportunity to positively impact the Southern California region and beyond.

SimonGlover, Inc., founded in 2005 by Simon and his then-business partner Brian Glover, provided their clients quality architectural services for a variety of building types from concept planning through construction completion.

People on the Move

P E O P L E  O N  T H E  M O V E

HIRINGS, PROMOTIONS, BOARD MEMBERS AND SPECIAL ANNOUNCEMENTS IN SAN DIEGO

B E R N A R D S

CONSTRUCTION
New Hire
Premier California education construction firm Bernards welcomes the addition of John Atherton who has joined the company to help continue their expansion into the San Diego market. John joins the Bernards K-14 team as Senior Project Executive and will be based out of Bernards’ new San Diego office.

John will be providing oversight for education projects throughout the greater San Diego region and responsible for project acquisition and operations. He is a local resident of San Diego with over 28 years of experience in education construction throughout Southern California, with a significant roster of projects in San Diego where he got his start as a tradesman. John is also a graduate of the CASH Leadership Academy Cohort #7.

John Atherton can be reached at JAtherton@bernards.com.