

Angela Maria Azmitia
aazmitia4990 @ gmail.com
Chicago, IL

EXPERIENCE

October 2024 - current

Brinshore Development - Evanston, IL

| Asset Manager

- Oversee the financial, operational, and physical performance of a multistate affordable-housing portfolio, including LIHTC and project-based voucher communities.
- Analyze budgets, financial statements, cash flow, NOI, DSCR, occupancy, collections, and operating variances to identify risks and improve performance.
- Direct third-party property-management partners, establishing performance expectations and corrective-action plans for leasing, compliance, staffing, maintenance, and resident operations.
- Lead lease-up and stabilization efforts for new developments, coordinating applicant pipelines, regulatory compliance, staffing, marketing, and operational readiness.
- Evaluate and approve capital expenditures, vendor contracts, security measures, and major repairs while coordinating with ownership, development, construction, lenders, investors, and housing agencies.

AUG 2022 - October 2024

Related Affordable (RMC) - Chicago, IL

| Director, Leasing (Affordable)

- Oversee leasing performance for Midwest affordable portfolio; set leasing/marketing goals and strategies including enhancing cash flow for aff. properties
- Created the weekly and monthly reporting model for asset performance and leasing goal metrics
- Created, executed, and monitored marketing plan(s) to meet both market, tax credit, and subsidy (HUD) waitlist and compliance goals
- Reported out on pricing efforts related to Market and Tax Credit programs; Initiated new ideas to meet goals set by senior leadership and investors
- Conducted market research/analysis to monitor asset presence in the current market and identify trends; implemented research into marketing plans and MEMO's
- Bridge cross-functional gaps through collaboration with various departments: Design Team, Construction, Market Rate Leasing, General Management, Operations and Asset Management

JUNE 2022 – AUG 2022

Related Midwest (RMW) - Chicago, IL

| 2022 Summer Associate, Real Estate Development (Affordable)

- Wrote Closing Summaries for completed affordable transactions
- Developed and implemented leasing strategies for various affordable properties within the Midwest portfolio
- Created infrastructure for before and after affordable development documentation
- Participated in meetings that reviewed residential programming, financial resourcing, outreach, and communication best practices
- Underwriting and Modification of RMW affordable models for new deal analysis.

EDUCATION

Master of Science in Real Estate (MSRE)

Roosevelt University (RU), *Delta Mu Delta*

Chicago, IL

2023

Master of Fine Arts (MFA), Printmedia

The School of the Art Institute of Chicago (SAIC)

Chicago, IL

2018

B.F.A., Art Studio | Art History

University of South Florida

Tampa, FL

2013

SKILLS

Relationship Management

Clientele Management

Financial Modeling

Property Management

Data Analysis

Strategic Planning

Organization

Communication

SOFTWARE

Microsoft Excel (Advanced)

Microsoft Suite

Mac Systems

OneSite Management

Yardi Systems

Canva

HONORS & AWARDS

2024

- DCASE Individual Artist Grant: Housing Research

2021

- Eisenberg Foundation Scholar
- Goldie Scholar Recipient
- NAIOP Chicago University Scholar
- Hipolito Roldan Scholarship for Tomorrow's Hispanic Leaders in Real Estate (RU)

2018

- AICAD Teaching Fellowship Nominee (SAIC)

2015

- Merit Scholarship (SAIC)

2013

- OUR Excellence in Research Award (USF)

References Available Upon Request