Seattle Social Housing Developer

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October 27, 2026 Special Board Meeting Agenda

Date/Time: Tuesday, **October 27** 5:30 - 7:30pm
Meeting Location: Seattle City Hall, RM 370 |
Online option:
https://seattle.webex.com/seattle/j.php?MTID=mbd809efc732765889405b07136c499c1

5:30pm	**Call to Order** Role Call • Review & Approve Agenda *Items for Approval:* • Today's Agenda • Authorizing Acquisition Resolution 2026-25 • Reimbursement Authorization Resolution 2026-26 • Ethics Committee Membership	Leah Salerno, Interim Chair
5:35pm (10 mins)	**SSHD Board Chair Election**	Olivia Butkowski, Board Secretary
5:45pm (40 mins)	**Resident Governance Workgroup Final Presentation**	Nikkita Olivier, Resident Governance Consultant
6:25pm (10 mins)	**Break**	Leah Salerno, Interim Chair
6:35pm (50 mins)	**Real Estate Transactions Executive Session** Executive Session Pursuant to RCW42.30.110 section 1.b *"to consider the selection of a site or the acquisition of real estate by lease or purchase when public knowledge regarding such consideration would cause a likelihood of increased price."*	James Mayton, Deputy Director of Real Estate
7:25pm (10 mins)	**Second Building Acquisition**	Ginger Segel, CREDO
7:35pm (15 mins)	**CEO Hiring Update**	Thomas Geffner,

		Chair of CEO Hiring Committee BJ Davis & Sarah Dunn, CEO Search Consultants
7:50pm (10 mins)	**Ethics Committee Membership & Board Development Committee Updates**	Ryan Driscoll, Board Liaison
8:00pm	**Adjourned by the Board Chair**.	Leah Salerno, Interim Chair

DRAFT-SSHD Board Committee Assignment Process

Timing: The committee assignment process will take place every June following the new board appointments each May.

Process:

1. Board members will fill out a skills survey that highlights both the skills they already have that are relevant to committee work and the skills they wish to develop through their time on the board.
2. Board members will fill out a committee interest survey that asks them to rank their interest in serving on each of the current SSHD Board Committees.
3. The Member and Committee Liaison and the Board Chair will collaborate on creating a draft Committee Roster for the following year with a focus on balancing:
    a. Reserved spots on particular committees (see below)
    b. Needed skills on each committee
    c. Committee interest of board members
    d. Desired skill development of board members
    e. Experience on the board and on each committee with a goal of committees having a mix of experienced and newer members.
    f. Term limits
    g. Aim for one executive committee member in each committee
4. The complete roster for committee assignments including SSHD Board and SSHD Staff members shall be voted on and approved by the full SSHD Board during their June meeting.

Reserved Spots and priority: The following Committees have sports reserved on them:

- **Executive Committee**
    - Chair (Committee Chair)
    - Vice-Chair
    - Secretary
    - Treasurer
    - Member and Committee Liaison
- **Finance Committee**

    - Treasurer (Committee Chair)
- **Real Estate Committee**
    - The seat representing a community organization that provides housing to marginalized communities
    - Two seats for board members who have experience in public housing finance, nonprofit housing development and/or urban planning such as those appointed by the mayor and city council or the green development expert appointed by the Green New Deal Oversight Board
    - Two seats for renters appointed by the Seattle Renters Commission and/or residents of the Seattle Social Housing Developer
- **Board Development Committee**
    - Member and Committee Liaison (Committee Chair)

Term Limits: Board members have a term limit of 3 consecutive years serving on the same committee. The purpose of this limit is to help achieve a balance of experienced and new people on each committee annually.

SSHD Staff Members as Committee Members: SSHD Staff members may be appointed by vote of the full SSHD board to serve on committees as non-voting members. These appointments should be based on the overlap between their body of work and the body of work that the committee engages with.

Committee Guests: Guests may be invited to attend a committee meeting at the discretion of each Committee Chair for the purposes of sharing information with the committee. Committee Chairs should inform all their committee members before the meeting of guest attendance. These guests are not members of the committee and do not have voting privileges.

SSHD Board Skills Training Schedule

Purpose

To support the continued development, legal compliance, and capacity of the SSHD Board, this document lays out the schedule and responsible parties for trainings and development opportunities that will be offered to the SSHD Board starting in 2027.

Training Topics

Two of the training each year will cover topics that are required for legal compliance: one on the public records act and public meetings act and one on the ethics rules of the SSHD Board.

The other two trainings will be on topics chosen by the SSHD Executive Committee based on the responses to the annual skills assessment that is administered each May once new board members have joined the board. Examples of topics that might be covered in these trainings include: green building standards, how to read finance documents, restorative justice practices

Training Schedule

Trainings will be offered once a quarter starting when new board members join the board in May of each year.

Each training will be offered two times and no more than 6 board members may attend any one of those sessions to avoid quorum issues. One of the trainings will be recorded and shared with board members who are unable to attend the two sessions.

Training Schedule:

- Quarter 1 (May-July): Public Records Act and Public Meetings Act Training
    - This training is required for first year board members
    - This training is required every two years for all board members
    - This training is optional for board members who attended it the previous year
- Quarter 2 (August-October): Ethics Training

    - This training is required for first year board members
    - This training is required every two years for all board members
    - This training is optional for board members who attended it the previous year
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- Quarter 3 (November-January): Topic chosen based on the SSHD Board Skills Assessment
    - This training is optional for all board members
- Quarter 4 (February-April): Skill Training from Assessment
    - This training is optional for all board members

Responsibilities

- The selection of topics for the Quarter 3 and 4 training will be made by the SSHD Board Executive Committee based on input from the SSHD Board Skills Assessment
- The coordination of trainers and scheduling of the trainings will be handled by the SSHD Board Clerk