

## Green New Dean Oversight Board (GNDOB): Meeting Notes

<b>MEETING SUMMARY</b>	<b>Date:</b> 03/13/2023
	<b>Time:</b> 5:00pm – 7:00pm
	<b>Location:</b> Zoom
<b>MEMBERS PRESENT:</b>	<div> Peter Hasegawa Tomas Madrigal Ken Workman Debolina Banerjee Emily Myers Kristina Chu Steve Gelb Andrea Ornelas </div> <div> Nina Olivier Jess Wallach Dennis Comer Hibo Sahal Rachel Heaton Keith Weir Eunice How </div>
<b>MEMBERS ABSENT:</b>	Syris Valentine Maria Batayola Matt Remle
<b>GUESTS:</b>	Camille Gix, Steering Committee Member at House our Neighbors
<b>FACILITATORS &amp; NOTE TAKERS</b>	D. Banerjee GNDOB Member at Large & Executive Committee Member & S. Cubillos, OSE Climate Justice Advisor facilitated the meeting. Lylia Allala, OSE Climate Justice Director, took notes.

<b>DECISIONS MADE</b>	<b>VOTE – Nominations and Elections of Executive Committee members</b> Motion: Conduct an online voting process for new executive committee representatives D. Banerjee motioned, T. Madrigal second, unanimous approval
	<b>VOTE – Approve Jan. and Feb. Meeting Minutes</b> Motion: Approve the January and February meeting minutes S. Gelb motioned, E. Myers second, unanimous approval with the caveat that the January meeting minutes date be updated.
	<b>VOTE-Process for Social Housing PDA Appointments</b> Motion: The GND Board will employ a nomination process that is open publicly with deciding power to working group and that working group will select a candidate to appoint based on scoring sheet. Unanimous approval

FOLLOW-UP ACTION ITEMS			
#	ITEM	RESPONSIBLE PERSON(S)	TARGET DATE
1	Schedule a time for Social Housing PDA Appointment Working Group: Andrea Ornelas, Hibo Sahal, Nina Olivier, Tomas Madrigal, Steve Gelb	S. Cubillos	
2	Confirm term limit for exec committee members	S. Cubillos	
3	Initiate an online vote for exec committee members	S. Cubillos	

Agenda Item	Presenter	Meeting Notes
<b>Welcome, Land Acknowledgement, and Introductions</b>	<b>D. Banerjee</b>	
<b>Presentation:</b> House Our Neighbors Presentation on the Social Housing Developer Legislation	<b>Camille Gix, House Our Neighbors Coalition</b>	C. Gix provided an overview of I-135 legislation language and what it does as well as an overview of the board appointments for the Public Development Authority (PDA) and the role of the Green New Deal Oversight Board in making an appointment.
<b>Public Comment</b>	<b>D. Banerjee</b>	No one provided public comment
<b>5-minute Break</b>		
<b>Discussion:</b> Identifying an Appointment Process for Social Housing PDA Board Seat	<b>S. Cubillos</b>	<p>S. Cubillos presented 2 potential processes for the board to consider employing to make board appointment to the Social Housing PDA along with affiliated timelines that allow the board to make the appointment by the legislated deadline. Board members volunteered to form an ad hoc committee to work with S. Cubillos to make the PDA appointment. Volunteers are N. Olivier, A. Ornelas, H.Sahal, S. Gelb, T. Madrigal</p> <p><b>Motion: The GND Board will employ a nomination process that is open publicly with deciding power to working group and that working group will select a candidate to appoint based on scoring sheet.</b></p> <p><b>Unanimous approval</b></p>
<b>Vote:</b> Nominations and Elections of Executive Committee members	<b>S. Cubillos</b>	<p>S. Cubillos facilitated a nomination process of which members confirmed or recused themselves from consideration for executive committee member seats.</p> <p><b>Motion: Conduct an online voting process for new executive committee representatives</b></p> <p><b>D. Banerjee motioned, T. Madrigal second, unanimous approval</b></p>
<b>Vote:</b> Approve Jan. & Feb. Meeting Minutes	<b>S. Cubillos</b>	<p><b>Motion: Approve the January and February meeting minutes</b></p> <p><b>S. Gelb motioned, E. Myers second, unanimous approval with the caveat that the January meeting minutes date be updated.</b></p>
<b>Updates &amp; Announcements</b>	<b>S. Cubillos</b>	<p>Reminder: Othello Commons for next month's hybrid meeting</p> <p>No board member updates and announcements</p>
<b>Next Steps</b>	<b>S. Cubillos</b>	S. Cubillos will reach out to PDA appointment committee to begin coordination & scheduling.

		<p>S. Cubillos will update Jan. Meeting minutes with accurate date.</p> <p>S. Cubillos will confirm exec. Committee term limits in by-laws and connect with absent board members to confirm exec. Committee nominations and then initiate an online vote with the board.</p>
<b>Meeting Adjourns</b>		6:42 PM

#### Public Comment

- No one signed up for public comment today.

Name	Affiliation	Comment

#### Extended Notes on Social Housing Public Development Authority Presentation & Discussion, S. Cubillos

- **Overview of I-135**
  - Establishes a new PDA charged with owning, maintaining, buying, construction permanent affordable mixed income public housing. Renters
  - Social housing: perm affordable for all levels of income, owned by the public as the sole owner.
  - All new building must meet passivhaus standards, existing buildings must be retrofitted by passivhaus standard
- **Overview PDA Board Appointments**
  - 60 days for appointments to be made to the Social Housing PDA. This time frame was incorporated to ensure that the board was appointed quickly. Board appointments must be made by April 25<sup>th</sup>. There is no flexibility with this date.
- 13 board member appointments will be made
  - 6 renter seats made by the Renter's Commission
  - 1 rank and file union member made by MLK Labor
  - 1 rep, made by El Centro de la Raza
  - 1 green development professional, made by the Green New Deal Oversight Board
  - 3 seats appointments by the City of Seattle
    - 2 appointments made by City Council, CM Morales the lead on the council
    - 1 appointment by the Mayor
      - Three seats must represent Nonprofit, Public Housing Finance, Urban Planning
- For the GND Board's Appointment
  - Eligibility: Demonstrated commitment to goals of social housing of which CM Morales will define and disseminate definition to appointing entities and for the GND Board, OSE staff. Member must be prepared to play an active role in the extensive activities and substantial responsibilities of the board. This role will require substantial time and work from board members. It is not required have passivhaus experience.
  - The priority is for the appointed person to have strong applied racial equity and environmental justice lens.
  - Appointees do not need to be a Green New Deal Oversight Board member

- The GND Board may use whichever process to nominate, consider and appoint a member for their seat.
- Board member should ideally be a Seattle resident. Eligibility to live in housing is to live or work in Seattle.
- Stipends may at some point be available. The coalition is working with state legislators to secure funds to hire staff for the PDA and support stipends. The board will be responsible for developing a budget for stipends.

#### **Discussion: Identifying an Appointment Process for Social Housing PDA Board Seat, S. Cubillos**

- Board reflections post presentation from Camille Gix
  - Executive Committee met last week to process news of the GND Board's role in appointment of a seat for the PDA. Maria noted that the GND Board currently does not have a unified position regarding housing policy.
  - Passivehaus has a strong energy efficiency focus but is lacking the robust protocols that LEED, Living Building Challenge, and others have outlined for equity and social justice credits and sections. The board should keep this in mind when selecting a candidate as it is imperative for the GND Board to appoint a person with strong values and experience in both green building and applied racial and social justice.
  - This seat is one of the few seats allocated for technical expertise, the board should not take that lightly.
- Sara presents options for the board's consideration on a process to make an appointment.
- A nomination process and timeline was outlined, a call for application process was outlined, and discussion was had to explore if there is a third hybrid process of which there was not. The group decided to move forward with option 1, a nomination process that would be managed by a volunteer nomination committee done in coordination with OSE staff.
- A request for volunteers was made for an ad hoc nominating committee. The following volunteered: Andrea Ornelas, Hibo Sahal, Nina Olivier, Tomas Madrigal, Steve Gelb
- Sara Cubillos will connect with this group to schedule and coordinate on the development of a call for nominations with a position description and development of a scoring process alongside a timeline for the process.

#### **Extended Notes on Green New Deal Board Executive Committee Appointment Discussion, S. Cubillos**

- Nominated Co-Chairs: Debolina Banerjee, Matt Remle, Tomas Madrigal, Peter Hasegawa
- Nominated At-Large: Jess Wallach, Andrea Ornelas, Nina Olivier, Keith Weir
- Confirmation of nominee interest: Jess recuses self, Debolina recuses self but then reconsiders outlining she will be gone on sabbatical, Andrea recuses self, Tomas recuses self, Keith recuses self
- Discussion: Group is comfortable with keeping Debolina as a nominee with the knowledge that she will be on a 3-month sabbatical. The group would like to re-confirm term limits at the executive committee level, confirm with Matt if he is interested and able to accept his nomination for co-chair, check in with other committee members absent from tonight's meeting on their nominations
- **Unanimous Vote: Approval to conduct a vote by email after checking in with absent members and re-confirming term limits.**