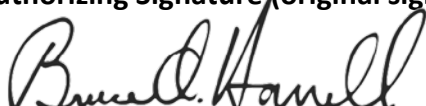




# City of Seattle Boards & Commissions Notice of Appointment

<b>Appointee Name:</b> Gabriel F. Grant		
<b>Board/Commission Name:</b> Pike Place Market Preservation and Development Authority		<b>Position Title:</b> Member
<input checked="" type="checkbox"/> <b>Appointment</b> OR <input type="checkbox"/> <b>Reappointment</b>		<b>Council Confirmation required?</b> <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
<b>Appointing Authority:</b> <input type="checkbox"/> Council <input checked="" type="checkbox"/> Mayor <input type="checkbox"/> Other:	<b>Date Appointed:</b> 9/12/24	<b>Term of Position: *</b> 7/1/2022 to 6/30/2026  <input checked="" type="checkbox"/> <i>Serving remaining term of a vacant position</i>
<b>Residential Neighborhood/Council District:</b> District 7	<b>Zip Code:</b> 98121	<b>Contact Phone No.:</b> [REDACTED]
<b>Background:</b> Gabriel "Gabe" Grant is a Seattle native with a passion for creating great places and a deep commitment to civic affairs and brings a strong multi-disciplinary approach to real estate, with over 20 years of experience directly managing real estate transactions and projects. He has extensive experience identifying investment opportunities, structuring and negotiating complex real estate transactions, and managing the development and creative repositioning of a variety of asset types. He is a Partner at Spectrum Development Solutions, LLC and a Managing Broker at Spectrum Brokerage Services, LLC. Gabe began his real estate career at Preservation of Affordable Housing (POAH) in Boston, working on complex mixed-income multi-family acquisition and renovation projects.  Gabe was a member of the HALA committee that presented a broad set of recommendations, called the "Grand Bargain," to the Mayor for how to create more affordable and market rate housing in the city. He served for nine years on the board of Bellwether Housing, including two years as Chair, and has served on numerous other non-profit and civic boards, including Historic Seattle and the Downtown Seattle Design Review Board, and was honored as one of the Puget Sound Business Journal's "40 Under 40." Gabe is a former Fulbright scholar, has a BA from the University of Washington, an MPP from the Harvard Kennedy School and a Certificate from the Program on Negotiation at the Harvard Law School.		
<b>Authorizing Signature (original signature):</b> 	<b>Appointing Signatory:</b> Bruce A. Harrell Mayor of Seattle	

\*Term begin and end date is fixed and tied to the position and not the appointment date.

# Gabriel F. Grant

## Education

### HARVARD UNIVERSITY

- **Harvard Kennedy School**, Master in Public Policy
  - Concentration in urban development, real estate finance, and analytical methods
  - Harvard Law School, Certificate from Program on Negotiation

### FULBRIGHT SCHOLAR

- Studied microfinance economic development models

### UNIVERSITY OF WASHINGTON

- **Jackson School of International Studies**, B.A. with Distinction and Magna Cum Laude

## Experience

2015 -  
Present

### SPECTRUM DEVELOPMENT SOLUTIONS, LLC Seattle, WA

Partner and Co-Owner

- Partner in charge for a variety of projects, including due diligence, acquisition, entitlement, permitting, financing, and vertical development.
- Managing Broker for affiliate Spectrum Brokerage Services, LLC.
- Representative projects include:
  - Canton Lofts: Partner in charge for 80-unit workforce housing project located in the Pioneer Square neighborhood of Seattle, WA.
  - Stateside Student Housing: Partner in charge for 513 bed private student housing development located a few blocks from the WWU campus in Bellingham, WA.
  - 7000 Campus Living: Partner in charge for 249 bed student housing development located on the campus of Shoreline Community College in Shoreline, WA.
  - Cedar (HSAMCC): Partner in charge for 50,000 square foot health sciences and advanced manufacturing building located on the campus of Shoreline Community College in Shoreline, WA.
  - Bracken (STEAM): Partner in charge for 40,000 square foot STEM education building located on the campus of Shoreline Community College in Shoreline, WA.
  - Odessa Brown Children's Clinic: Partner in charge for comprehensive renovation of 15,000 square foot healthcare clinic in the Central District neighborhood of Seattle, WA.
  - Shoreline Transit Oriented Development Portfolio (Burl, Shed and Vessel): Co-Manager Responsible for capitalization of three-building >500-unit apartment portfolio adjacent to the 148th light rail station under development in Shoreline, WA.
  - Iron Bridge: Co-Manager Responsible for the capitalization and lease up of 162-unit apartment project in an opportunity zone adjacent to the University District in Spokane, WA.

2007- 2015

### HAL REAL ESTATE INVESTMENTS, INC. Seattle, WA

Vice President of Investments

- Responsible for financial performance of a variety of commercial real estate assets (totaling over one million square feet) located in the Seattle metro area, overseeing acquisitions and dispositions, financial analysis, entitlement with local jurisdictions, capital projects, lease negotiations, and management of third-party leasing and property management staff.
- Representative projects include:
  - Downtown City Target: Responsible for overseeing strategic repositioning of 100,000 square foot commercial condominium at Second and Pike in downtown Seattle from office space to retail, marketing property, and negotiating sale to Target.
  - Polyclinic Seventh and Madison: Responsible for oversight of acquisition of 200,000 square foot vacant office building, entitlement of property with City of Seattle (MUP and change of use to medical office) within a six month feasibility period, lease negotiation, and subsequent resale. Seventh and Madison earned industry acclaim as NAIOP Washington's 2011 Deal of the Year.

- Arrive Apartment Tower: Responsible for off market acquisition of high rise residential development site in downtown Seattle, overseeing entitlement (MUP) of 40 story residential tower, marketing property and subsequent resale.
- Ballard Jacobsen: Responsible for off market acquisition of 71,520 square foot land assemblage at 24th and Market in Ballard, entitlement (MUP) and subsequent resale.
- Pacific Commercial Building: Responsible for off market acquisition of distressed debt and eventual transition to ownership of vacant 45,000 square foot historic office and retail building in Pioneer Square, including oversight of full lease up of building.
- Plaza Yarrow Bay: Responsible for asset management of 275,000 square foot Class A multi-tenant office property, managing a strategic repositioning of the asset, achieving full occupancy and overseeing subsequent resale.

2005-2007

**AF EVANS DEVELOPMENT, INC. Seattle, WA**

Senior Project Manager

- Responsible for two condominium conversion projects totaling 340 units located in Seattle metro area, including oversight of third-party sales, marketing and construction teams, pricing strategy, and reporting to lenders and investors.
- Responsible for acquisition of 115-unit affordable housing and retail property in Portland's Stadium District including financial modeling, negotiations with seller, transaction closing and ownership transition oversight.

2001-2005

**HOUSING INVESTMENTS, INC. Boston, MA**

Project Manager

- Managed acquisition and redevelopment of three phase 406-unit affordable housing property in Boston. Responsibilities included due diligence, financial structuring and closing (HUD Section 8, 4% LIHTC and tax-exempt bonds), negotiation with Boston Historic Preservation Commission, and hiring and oversight of architects, contractors and property managers.

**Leadership/  
Volunteer/  
Other**

- Bellwether Housing, Board of Directors, 2014-2023; Board Chair 2019-2020
- Advisory Committee Member, City of Seattle Affordable Middle-Income Housing Advisory Council, 2019-2020
- Advisory Committee Member, City of Seattle Housing Affordability and Livability Agenda (HALA), 2014-2015
- Leadership Tomorrow Class of 2014
- Affiliate Fellow, University of Washington Runstad Center for Real Estate Studies 2013
- Chair, Downtown Seattle Design Review Board 2010-2014
- Puget Sound Business Journal "40 Under 40" Class of 2009
- Licensed Washington State Real Estate Managing Broker

**Bio Links**

- <http://www.spectrumdevsolutions.com/team/gabriel-grant/>
- <https://www.linkedin.com/in/gabriel-gabe-grant-a658884/>

## **Gabriel Grant**

Partner, Spectrum Development Solutions, LLC and Managing Broker, Spectrum Brokerage Services, LLC

<http://www.spectrumdevsolutions.com/>

<https://www.linkedin.com/in/gabriel-gabe-grant-a658884/>

Gabe is a Seattle native with a passion for creating great places and a deep commitment to civic affairs and brings a strong multi-disciplinary approach to real estate, with over 20 years of experience directly managing real estate transactions and projects. He has extensive experience identifying investment opportunities, structuring and negotiating complex real estate transactions, and managing the development and creative repositioning of a variety of asset types.

At Spectrum, Gabe helps structure and finance development transactions and oversees the project management team working with Seattle Children's Hospital, which has completed dozens of projects for the Hospital totaling close to \$100M. In addition, Gabe led the development a new 216-bed student housing project on the campus of Shoreline Community College, a 513-bed student housing project adjacent to Western Washington University in partnership with Laird Norton Properties, and new Health Science and Advanced Manufacturing and STEM Education buildings for Shoreline Community College, among other projects.

Prior to Spectrum, Gabe was Vice President of HAL Real Estate Investments, the Seattle-based real estate subsidiary of HAL Holding N.V., a diversified international holding company traded on the Amsterdam Stock Exchange. At HAL, Gabe was responsible for the financial performance of a diverse portfolio of commercial real estate assets totaling over 1 million square feet located in the Seattle metro area and overseeing acquisitions and dispositions totaling over \$350 million. Representative projects include: repositioning the Pike Plaza building in downtown Seattle into a new City Target store; the acquisition via short-sale, lease to Polyclinic and subsequent re-sale of the Polyclinic Madison Center on First Hill (winner of NAIOP "Deal of the Year") ; the acquisition, entitlement and sale of numerous land sites throughout the city, including a 40-story residential apartment site in downtown Seattle; the off-market acquisition of distressed debt and transition to ownership of 45,000 square Pacific Commercial Building in Pioneer Square, including full lease up to a variety of creative class tenants. Gabe began his real estate career at Preservation of Affordable Housing (POAH) in Boston, working on complex mixed-income multi-family acquisition and renovation projects.

Gabe was a member of the HALA committee that presented a broad set of recommendations, called the "Grand Bargain," to the Mayor for how to create more affordable and market rate housing in the city. He served for nine years on the board of Bellwether Housing, including two years as Chair, and has served on numerous other non-profit and civic boards, including Historic Seattle and the Downtown Seattle Design Review Board, and was honored as one of the Puget Sound Business Journal's "40 Under 40." Gabe is a former Fulbright scholar, has a BA from the University of Washington, an MPP from the Harvard Kennedy School and a Certificate from the Program on Negotiation at the Harvard Law School.

# Pike Place Market Preservation and Development Authority

September 2024

12 Members: Pursuant to RCW 35.21.730 and Seattle Municipal Code 3.110; all subject to City Council confirmation, 4-year terms:

- 4 Mayor-appointed
- 8 Other Appointing Authority-appointed (specify): (4) Constituency and (4) PDA Governing Council

## Roster:

*D	**G	RD	Position No.	Position Title	Name	Term Begin Date	Term End Date	Term #	Appointed By
6	M	7	1.	Member	Gabriel F. Grant	7/1/22	6/30/26	1	Mayor
6	M	3	2.	Member	Paul Neal	7/1/21	6/30/25	2	Governing Council
6	M	7	3.	Member	Devin McComb	7/1/21	6/30/25	2	Mayor
6	M	7	4.	Member	Nick Setten	7/1/22	6/30/26	2	Constituency
6	M	6	5.	Member	Russell Monroe	7/1/21	6/30/25	1	Constituency
1	M	5	6.	Member	Ray Ishii	7/1/23	6/30/27	3	Governing Council
1	M	7	7.	Member	Gundeep Singh	7/1/24	6/30/28	2	Mayor
6	F	6	8.	Member	Margaret Norton-Arnold	7/1/22	6/30/26	1	Governing Council
6	F	N/A	9.	Member	Christine Vaughan	7/1/24	6/30/28	1	Constituency
6	F	7	10.	Member	Gina Karaba	7/1/23	6/30/27	1	Constituency
6	F	N/A	11.	Member	Patrice Barrentine	7/1/24	6/30/28	4	Governing Council
6	F	3	12.	Member	Jan Hendrickson	7/1/23	6/30/27	2	Mayor

## SELF-IDENTIFIED DIVERSITY CHART

	(1)		(2)		(3)		(4)		(5)		(6)		(7)		(8)		(9)	
	Men	Women	Transgender	Unknown	Asian	Black/ African American	Hispanic/ Latino	American Indian/ Alaska Native	Other	Caucasian/ Non- Hispanic	Pacific Islander	Middle Eastern	Multiracial					
Mayor	3	1			1					3								
Gov. Council	2	2			1					3								
Other	2	2								4								
<b>Total</b>	<b>7</b>	<b>5</b>			<b>2</b>					<b>10</b>								

## Key:

- \*D List the corresponding Diversity Chart number (1 through 9)
  - \*\*G List gender, M= Male, F= Female, T= Transgender, NB= Non-Binary O= Other U= Unknown
  - RD Residential Council District number 1 through 7 or N/A
- Diversity information is self-identified and is voluntary.