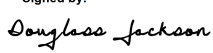




# City of Seattle Boards & Commissions Notice of Appointment

<b>Appointee Name:</b>  Diane Pietrowski		
<b>Board/Commission Name:</b> Pacific Hospital Preservation and Development Authority (PHPDA)		<b>Position Title:</b> Governing Council Member
<input checked="" type="checkbox"/> <b>Appointment</b> <i>OR</i> <input type="checkbox"/> <b>Reappointment</b>		<b>City Council Confirmation required?</b> <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
<b>Appointing Authority:</b> <input type="checkbox"/> City Council <input type="checkbox"/> Mayor <input checked="" type="checkbox"/> Other: PHPDA Governing Council		<b>Term of Position: *</b> <div style="text-align: center;">1/1/2026 to 12/31/2028</div> <input type="checkbox"/> <i>Serving remaining term of a vacant position</i>
<b>Residential Neighborhood:</b> Kenmore	<b>Zip Code:</b> 98028	<b>Contact Phone No.:</b> [REDACTED]
<b>Background:</b> <p>Diane Pietrowski was the Chief Financial Officer for Plymouth Housing Group, a Seattle nonprofit which develops and manages housing for the homeless. She was recognized by the Puget Sound Business Journal as CFO of the Year in 2020. Ms. Pietrowski worked in financial roles related to affordable housing for over 35 years, with previous positions including Controller at Quantum Management Services and Audit Supervisor at Loveridge, Hunt CPA's.</p> <p>Ms. Pietrowski is currently a board member and treasurer for Imagine Housing, and serves on the Finance Committee of Path with Art. She previously served as a board member and treasurer for the Washington Society of CPA's, winning their Outstanding Volunteer Leader Award in 2022. She was also a founding board member and treasurer for the Affordable Housing Management Association of Washington.</p> <p>Ms. Pietrowski graduated from the University of Washington, with a Bachelor's degree in Business Administration and an accounting concentration. She is a Certified Public Accountant-Retired.</p> <p><i>Ms. Pietrowski has served as a Strategic Advisor to the PHPDA Finance Committee since 2022.</i></p> <p><i>This appointment represents Diane Pietrowski's first (1st) term.</i></p>		
<b>Authorizing Signature (original signature):</b> <div style="border: 1px solid black; padding: 5px;">             Signed by:    <small>029AF0B61B324C4</small> </div> <b>Date Signed (appointed):</b> 10/17/2025		<b>Appointing Signatory:</b> <div style="text-align: center;">Douglass Jackson PHPDA Governing Council Chair</div>

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

## Resume

Diane Pietrowski

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SKILLS: Community Volunteer with expertise in accounting for nonprofit organizations, affordable housing properties, real estate development, commercial leasing, fundraising, capital campaigns and government grants

EXPERIENCE: Chief Financial Officer May 2007 to January 2022 (Retired)  
**Plymouth Housing Group** (nonprofit developer and manager of multifamily affordable housing properties serving very low-income and formerly homeless individuals)  
Seattle, WA.

- Responsible for the integrity of the accounting system and accuracy of financial reports
- Supervised Finance Department staff of 11
- Responsible for the budget process, audits, tax returns, insurance, investments, risk management and reports for outside funders
- Strategized with other leadership team members on key management decisions for the agency
- Reported to the Board on financial matters, and provided support for the Finance and Investment Committees of the Board
- Supervised administrative, IT and compliance staff

Controller July 1997 to May 2007  
**Quantum Management Services, Inc.** (property management company specializing in management of multifamily affordable housing properties)  
Lynnwood, WA.

- Responsible for the accuracy of financial reports and quality control related to the accounting records
- Supervised accounting and compliance staff of 12-24 individuals
- Responsible for establishing policies and procedures for the accounting department
- Assisted clients/building owners with financial statement questions and requests
- Oversight of the audit process, including coordination with outside auditors and schedule preparation

( - Continued - )

(Resume for Diane Pietrowski – continued)

EXPERIENCE: Audit Supervisor (final role) November 1983 – July 1997  
**Loveridge, Hunt & Co., PLLC** (CPA firm specializing in audits and tax returns for multifamily affordable housing properties)  
Bellevue, WA.

Audit Supervisor 1989 - 1997

Senior Accountant 1986 - 1988

Staff Accountant 1983 - 1985

- Specialized in audits of apartment properties with HUD, tax credit and/or Rural Development financing
- Responsible for conducting audits from planning stages through completed reports
- Managed client relationships for assigned portfolio of properties
- Hired, trained and supervised seasonal staff accountants
- Prepared partnership tax returns
- Supported clients in the construction and real estate development field

EDUCATION: Bachelor of Arts in Business Administration with Accounting Concentration,  
University of Washington

CERTIFICATES/HONORS:

- Certified Public Accountant-Retired
- 2022 Winner of Washington Society of CPA's Outstanding Volunteer Leader Award
- 2020 Winner of Puget Sound Business Journal's CFO of the Year Award

VOLUNTEER ROLES:

- Board member and Treasurer for Imagine Housing, 2022 - present
- Finance Committee member for Path with Art, 2018 – present
- Strategic Advisor for Pacific Hospital PDA, 2022 - present
- Board member for Washington Society of CPA's, 2019 - 2022

# Pacific Hospital Preservation and Development Authority (PHPDA)

EFFECTIVE JANUARY 2026

**9** Members: Pursuant to RCW 35.21.730 and Seattle Municipal Code 3.110, All subject to City Council confirmation, **3**-year terms:

- **4** Mayor-appointed
- **4** Other Appointing Authority-appointed (specify): PHPDA Governing Council
- **1** *King County Executive-appointed*

## Roster:

*D	**G	RD	Position No.	Position Title	Name	Term Begin Date	Term End Date	Term #	Appointed By
3	M	1	1.	Member	Nicholas Ramirez	1/1/24	12/31/26	1	Mayor
6	F	5	2.	Secretary	Nancy Kathleen Sugg	1/1/24	12/31/26	4	Governing Council
1	F	5	3.	Treasurer	Doris W. Koo	1/1/25	12/31/27	3	KC Executive
6	M	7	4.	Member	Robert "Bob" Cook	1/1/25	12/31/27	3	Governing Council
5	M	3	5.	Member	Paul Feldman	4/7/25	12/31/26	2	Mayor
6	F	N/A	6.	Member	Diane Pietrowski	1/1/26	12/31/28	1	Governing Council
			7.	Member	TBD	TBD	12/31/28	1	Mayor
2	M	N/A	8.	Chair	Douglass Jackson	1/1/25	12/31/27	2	Mayor
2	F	2	9.	Member	Martine Pierre-Louis	1/1/26	12/31/28	2	Governing Council

## SELF-IDENTIFIED DIVERSITY CHART

					(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)
	Men	Women	Transgender	Other/Unknown	Asian	Black/African American	Hispanic/Latino	American Indian/Alaska Native	Other (Specification Optional)	Caucasian/Non-Hispanic	Pacific Islander	Middle Eastern	Multiracial
Mayor	3					1	1		1				
Gov. Council	1	3				1				3			
Other		1			1								
Total	4	4	0	0	1	2	1	0	1	3	0	0	0

## Key:

**\*D** List the corresponding *Diversity Chart* number (1 through 9)

**\*\*G** List *gender*, M = Male, F= Female, T= Transgender, U= Unknown, O= Other

**RD** Residential Council District number 1 through 7 or N/A

*Diversity information is self-identified and is voluntary.*