

THE
BIPOC DEVELOPERS' COLLABORATIVE

Collaborative Bylaws

April 2024

Mission and Purpose

The BIPOC Developers' Collaborative is a collective established to provide a space for affordable housing developers of color with varying levels of experience in New Jersey's housing space to come together to network, share experiences, identify common challenges, advocate for greater equity and representation in the affordable housing space, and offer one another support as they navigate the development process.

The group collaborates to identify barriers commonly encountered by developers of color, develop policy recommendations, and share these recommendations with state agencies, legislators, and financial partners which address the barriers that BIPOC developers have long faced.

The Collaborative envisions a development space that is driven by policy and investment/lending frameworks that encourage and sustain the participation of developers from diverse backgrounds in shaping the spatial and socioeconomic fabric of the communities that they call home.

Activities

The activities of the group are as follows:

- Identifying & articulating barriers for emerging developers.
- Creating recommendations for policy changes to support emerging developers.
- Facilitating conversations with funders, training support & development partners.
- Providing input on the structure of training programs.
- Organizing networking opportunities for members.
- Providing a safe space for members to raise the challenges they are facing.

Meetings

General meetings of the full membership of the group will be held **at least four (4) times annually**. General meetings will center on providing updates on subcommittee

activity, facilitating connections with key stakeholders, and promoting information sharing among members.

Governance

Executive Committee

The affinity group’s activities will be guided by the decisions of an executive committee empowered to make some decisions on behalf of the larger group. The executive committee will also be responsible for coordinating the work of the group’s subcommittees into a larger vision and setting the agendas for general meetings.

Subcommittees

Subcommittees will be established to manage each of the following areas of the group’s activities.

Table 1: Current Subcommittees

Membership & Partnerships
The Membership & Partnerships subcommittee will be responsible for expanding the Collaborative’s network. This subcommittee will conduct outreach to encourage new members to join and forge connections with public and private partners who can offer support to the Collaborative’s activities.
Policy Development & Advocacy
The Policy Development & Advocacy subcommittee will be responsible for identifying and addressing existing policies that present barriers to BIPOC developers. This work includes formulating new policy recommendations that support the expansion of opportunities for developers of color in the industry and presenting these recommendations to decisionmakers in the development space.
Training and Project Technical Assistance
The Training and Project Technical Assistance subcommittee will bring seasoned and emerging developers together to identify, formulate, and/or run training programs and to offer consultation on projects undertaken by members. Members will connect to share experiences and advice that furthers the success of fellow developers.
Finance
The Finance subcommittee will be responsible for managing the Collaborative’s finances. This includes collecting dues, securing donations, and developing and executing plans for the spending of the Collaborative’s financial resources.

Additional subcommittees may be incorporated at the direction of the group at large should the future need arise.

Members may participate in multiple subcommittees. Subcommittees are responsible for sharing notes with the larger group for feedback during general meetings or via email in between meetings.

Membership

All those that share the group's vision for a more diverse affordable housing development field and are dedicated to pursuing this vision may apply for membership. However, applicants should be aware that the Collaborative centers the experiences and voices of BIPOC developers and that the group's primary aim is increasing the availability of resources to and bolstering support of this community across the affordable housing development space.

All members are required to sign on to collective advocacy calls and contribute support to group efforts.

Interested individuals and organizations must complete and submit a **Member Information Sheet**. Submissions will be reviewed by the Membership & Partnerships subcommittee to understand the member's needs, goals, and aspirations and determine how their skills and experience can integrate with the group's work and mission.

Non-member agencies may be invited to attend affinity group meetings; however, the group at large must be notified of their participation at least **two (2) weeks** in advance of the intended meeting.

Membership Dues

At this time, membership to the BIPOC Developers' Collaborative **does NOT require the payment of dues**. In the future, however, dues may be imposed at the discretion of the Collaborative's Executive Committee.