



Director, Property Operations – Position Announcement

Location: Anchorage

Employment Type: Full-Time

Salary Range: \$145,000 - \$155,000 DOE

 We're Hiring! 

Are you a strategic leader who thrives at the intersection of real estate management, operational excellence, and community impact? Do you have a passion for building high-performing teams and ensuring safe, sustainable housing for all? Cook Inlet Housing Authority (CIHA) is looking for an experienced and visionary professional to lead our Property Operations team. This is more than just a leadership role, it's an opportunity to drive meaningful changes in the lives of the people and communities we serve.

Who We Are:

We're Cook Inlet Housing Authority – we develop, own, and operate a portfolio of affordable rental housing in the Cook Inlet region of southcentral Alaska. We are leaders in community development and advocacy work around affordable housing. We are the Tribally Designated Housing Entity for Cook Inlet Region Inc. We believe in partnership and collaboration. Our mission is to create housing opportunities that empower our people and build our community. Our work vibe is collaborative. If making a difference in the community matters to you, we may be a great fit!

What You'll Be Doing:

Reporting to the Executive Vice President of Operations, the Director of Property Operations provides strategic leadership and oversight for CIHA's Property Operations divisions, including Compliance & Audit, Housing Services, Rental Properties, Maintenance, and Resident Services. This senior leadership position is pivotal in ensuring the effective management of CIHA's diverse real estate portfolio and in delivering exceptional housing services to our residents.

The Director will lead multiple department teams, drive operational excellence, ensure regulatory compliance, and promote a culture of continuous improvement and collaboration. This role requires a balance of strategic thinking, financial and asset management expertise, and a deep commitment to equitable housing practices.

- Oversee the operational and financial performance of CIHA's housing portfolio, including commercial, affordable/market-rate residential, and mixed-use properties.
- Guide departmental budgeting, forecasting, and performance monitoring to ensure alignment with organizational goals.
- Supervise and mentor departmental leaders across property operations functions.
- Ensure compliance with regulatory standards, including property inspections (NSPIRE), funding requirements, and safety mandates.
- Collaborate with executive leadership, internal departments, and external partners to ensure effective service delivery and asset management.
- Support initiatives related to capital improvements and property transitions.
- Foster a high-performance culture by developing staff, advancing training initiatives, and introducing operational tools and systems to enhance department efficiency.
- Communicate regularly with key stakeholders, including the Board of Commissioners, funders, and community partners.

What We're Looking For:

We are looking for a results-driven leader with a passion for affordable housing and community impact. The ideal candidate will bring:

- **Education:** A Bachelor's degree in real estate, Finance, Business Administration, or related field (master's degree preferred).
- **Experience:** 8+ years in property or asset management with at least 3-5 years in a leadership role, preferably in affordable housing or mixed-use real estate environments.
- **Leadership:** Proven ability to inspire and lead high-performing teams across disciplines.
- **Skills:** Strong financial acumen, excellent communication and negotiation skills, and expertise in affordable housing regulations and Alaska landlord/tenant law.
- **Technology:** Familiarity with real estate management systems such as MRI, Yardi, or Tenmast is preferred.
- **Values:** A collaborative, strategic thinker with a deep commitment to equity, community well-being, and ethical leadership.

What's in It for You?

- Join a passionate, community-focused organization committed to housing equity and long-term sustainability.
- Lead efforts that directly affect the quality of life for families and communities we serve.
- Work with, contribute, and learn from colleagues who value collaboration and excellence in all aspects of the work we do.
- Be a key voice at the executive level weighing in on strategy, policy, and innovation.
- Advance your career in a dynamic and supportive environment that values continuous learning, leadership development, and cross-functional collaboration.
- Competitive salary and benefits package:
 - Medical, Dental, Vision
 - Generous PTO Accrual
 - State of Alaska PERS/SBS Retirement
 - Plus, many other supplemental insurance offerings

👉 **Apply now:** [Director, Property Operations](#)

We're excited to hear from you!