

MARK L. JOSEPH

**Mandel School of Applied Social Sciences
Case Western Reserve University
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EDUCATION

THE UNIVERSITY OF CHICAGO, HARRIS SCHOOL OF PUBLIC POLICY STUDIES, Chicago, IL
Ph.D. 2002

Dissertation: *The Economic Consequences of a Criminal Background.*

Master of Arts 1994

OXFORD UNIVERSITY, Oxford, England

Visiting Scholar 1991

HARVARD UNIVERSITY, Cambridge, MA

Bachelor of Arts with Honors, Government 1990

ACADEMIC/RESEARCH EXPERIENCE

MANDEL SCHOOL OF APPLIED SOCIAL SCIENCES, CASE WESTERN RESERVE UNIVERSITY

Leona Bevis and Marguerite Haynam

Associate Professor of Community Development July 2017 - Present

Associate Professor July 2012 – June 2016

Assistant Professor July 2006 – June 2012

NATIONAL INITIATIVE ON MIXED-INCOME COMMUNITIES

Founding Director July 2012 - Present

CENTER ON URBAN POVERTY AND COMMUNITY DEVELOPMENT

Faculty Associate July 2006 – Present

DEPARTMENT OF GEOGRAPHY AND RESOURCE DEVELOPMENT, UNIVERSITY OF GHANA

Visiting Scholar January 2014 – July 2014

THE UNIVERSITY OF CHICAGO, SCHOOL OF SOCIAL SERVICE ADMINISTRATION

Post-Doctoral Scholar January 2004 – June 2006

THE CHAPIN HALL CENTER FOR CHILDREN, UNIVERSITY OF CHICAGO

Research Associate July 1995 – September 1999

Research Analyst July 1994 – July 1995

Research Assistant September 1992 – July 1994

BOOKS

Joseph, M.L. & Khare, A.T., Eds. (Forthcoming 2020, Online release of essays initiated). *What works to promote inclusive and equitable mixed-income communities?* San Francisco, CA: Federal Reserve Bank of San Francisco.

Chaskin, R. J. & Joseph, M.L. (2015). *Integrating the inner city: The promise and perils of mixed-income public housing transformation*. Chicago, IL: University of Chicago Press.

Kubisch, A., Brown, P., Chaskin, R., Hirota, J., Joseph, M. L., Richman, H., & Roberts, M. (1997). *Voices from the field: Learning from comprehensive community initiatives*. Washington, DC: The Aspen Institute.

JOURNAL ARTICLES

Gress, T.H., Joseph, M.L., & Cho, S. (2019). What did two decades of HOPE VI mixed-income redevelopment produce? Confirmations, new insights and future implications. *Cityscape*. 21:2, 185-212.

Gearhart, M.C. & Joseph, M.L. (2019). Social cohesion, mutual efficacy, and informal social control: Enhancing the conceptualization of collective efficacy. *Community Development*. 50:1, 3-15, DOI: 10.1080/15575330.2018.1545793.

Khare, A.T & Joseph, M.L., (2019). Prioritizing Inclusion and Equity in the Next Generation of Mixed-Income Communities. *Shelterforce*. Summer 2019.

Gearhart, M.C. Bulger, M., Joseph, M.L. & Liu, B. (2019). Patterns of neighboring and predictors of neighboring across race: A latent class analysis. *Housing, Theory and Society*. DOI:10.1080/14036096.2019.1633399

Joseph, M.L. & Yoon, M. (2019). Mixed-Income Development. *Wiley-Blackwell Encyclopedia of Urban and Regional Studies*. West Sussex UK: John Wiley & Sons Press.

Joseph, M.L. Chaskin, R.J., Khare, A.T, & Kim, J.E. (2017). The organizational challenges of mixed-income development: privatizing public housing through cross-sector collaboration. *Urban Research and Practice*. DOI: 10.1080/17535069.2017.1387812.

Joseph, M.L. (2016). Comunidades de ingresos mixtos – Una herramienta exitosa para la política anti-pobreza? *Medio Ambiente y Urbanizacion*. Adapted from Joseph, M. L. (2013) Mixed-income symposium summary and response: Implications for antipoverity policy, *Cityscape* and translated into Spanish by Tova M. Solo.

Joseph, M.L., Garshick Kleit, R. Latham, N & LaFrance, S. (2016). HOPE SF: San Francisco's Inclusive Approach to Mixed-Income Public Housing Redevelopment. *Shelterforce*. Spring 2016.

Chaskin, R.J. & Joseph, M.L. (2015). Contested space: Design principles and regulatory regimes in mixed-income communities replacing public housing complexes in Chicago. *Annals of the American Academy of Political and Social Science*. 660:136-154, DOI:10.1177/0002716215576113

- Khare, A.T., Joseph, M.L. & Chaskin, R. J. (2014). The enduring significance of race in mixed-income developments. *Urban Affairs Review*, 50(4): DOI: 10.1177/1078087414537608
- Joseph, M. L. (2013). Mixed-income symposium summary and response: Implications for antipoverty policy. *Cityscape*. 15(2),215-221.
- Chaskin, R. J., Sichling, F. & Joseph, M.L. (2013). Youth in mixed-income communities: Context, dynamics, and response. CITIES. Advance online publication. doi: 10.1016/j.cities.2013.03.009.
- McCormick, N., Joseph, M.L. & Chaskin, R.J. (2012). The new stigma of relocated public housing residents: Challenges to social identity in mixed-income developments. *City and Community*, 11(3), 285-308. On-line advance publication: DOI: 10.1177/1078087412450151
- Chaskin, R. J., Khare, A.T. & Joseph, M.L. (2012). Participation, deliberation, and decision-making: The dynamics of inclusion and exclusion in mixed-income developments. *Urban Affairs Review*. 48(6), 863-906. DOI: 10.1177/1078087412450151.
- Chaskin, R. J. & Joseph, M. L. (2012). “Positive” gentrification, social inclusion, and the “right to the city” in mixed-income communities: Uses and expectations of space and place. *International Journal of Urban and Regional Research*, 37(2), 280-302. DOI:10.1111/j.1468-2427.2012.01158.x
- Joseph, M. L. & Chaskin, R. J. (2012). Mixed-income developments and low rates of return: Insights from relocated public housing residents in Chicago. *Housing Policy Debate*. 22(3), 377-406.
- Chaskin, R.J., Joseph, M.L., Voelker S., & Dworsky A. (2012). Public housing transformation and resident relocation: Comparing destinations and household characteristics in Chicago. *Cityscape* 14(1), 183-214.
- Chaskin, R. J. & Joseph, M. L. (2011). Relational expectations and emerging reality: The nature of social interaction in mixed-income developments. *Journal of Urban Affairs*, 32(2), 209-237. doi: 10.1111/j.1467-9906.2010.00537.x
- Chupp, M. G. & Joseph, M. L. (2010). Getting the most out of service learning: Maximizing student, university and community impact. *Journal of Community Practice*, 18(2), 190-212. doi: 10.1080/10705422.2010.48704
- Joseph, M. L. & Chaskin, R. J. (2010). Living in a mixed-income development: Resident perceptions of the benefits and disadvantages of two developments in Chicago. *Urban Studies*, 47(11), 2347-2366. doi: 10.1177/0042098009357959
- Joseph, M. L. (2010). Creating mixed-income developments in Chicago: Developer and service provider perspectives. *Housing Policy Debate*, 20(1), 91-118. doi: 10.1080/10511481003599894
- Chaskin, R. J. & Joseph, M. L. (2010). Building “community” in mixed-income developments: Assumptions, approaches, and early experiences. *Urban Affairs Review*, 45(3), 299-335. doi: 10.1177/1078087409341544

- Joseph, M. L. & Feldman, J. (2009). Creating and sustaining successful mixed-income communities: Conceptualizing the role of schools. *Education and Urban Society*, 41(6), 623-652. doi: 10.1177/0013124508329833
- Joseph, M. L. (2008). Early resident experiences at a new mixed-income development in Chicago. *Journal of Urban Affairs*, 30(3), 229-257.
- Joseph, M. L., Chaskin, R. J., & Webber, H. S. (2007). The theoretical basis for addressing poverty through mixed-income development. *Urban Affairs Review*, 42(3), 369-409. doi: 10.1177/1078087406294043
- Joseph, M. L. (2006). Is mixed-income development an antidote to urban poverty? *Housing Policy Debate*, 17(2), 209-234.
- Joseph, M. L. (2003). The impact of arrests on earnings: Evidence from the national youth survey. *Chicago Policy Review*, 7(1), 47-60.
- Chaskin, R. J., Joseph, M. L., & Chipenda-Dansokho, S. (1998). Implementing comprehensive community development: Possibilities and limitations. *Social Work*, 42(5), 435-444.
- Joseph, M. L. & Ogletree, R. (1998). Community organizing and comprehensive community initiatives. *Journal of Sociology and Social Welfare*, 25(1), 71-80.

WORKING PAPERS

- Joseph, M.L., Arthur, I.K. & Owusu, G. Promoting a geography of opportunity in Accra: Drawing lessons from the poverty deconcentration experience in the US.
- Garshick Kleit, R. & Joseph, M.L. Navigating the core tensions of public housing transformation: Implications of the Atlanta, Chicago and San Francisco models.

BOOK CHAPTERS

- Joseph, M.L. (2019). Separate But Equal Redux: The New York City Poor Door Issue. In I.G. Ellen & J.P. Steil, (Eds.), *The Dream Revisited: Contemporary Debates about Housing, Segregation, and Opportunity*. New York, NY: Columbia University Press.
- Joseph, M.L. (2019). Promoting Poverty Deconcentration and Racial Desegregation through Mixed-Income Development. In M.W. Metzler & H.S. Webber, (Eds.), *Facing Segregation: Housing Policy Solutions for a Stronger Society*. New York, NY: Oxford University Press.
- Joseph, M. L. (2013). Is mixed-income development an antidote to urban poverty? in E. Mueller, & R. Tighe, *The affordable housing reader*. New York, NY: Routledge. Reprint.
- Joseph, M. L. (2011). Reinventing older communities through mixed-income development: What are we learning from Chicago's public housing transformation? In H. B. Newberger, E.L. Birch, & S. M. Wachter (Eds.), *Neighborhood and life changes: How place matters in modern America* (pp. 122-139). Philadelphia, PA: Penn Institute for Urban Research.

- Joseph, M. L. (2010). Beyond “initiatives” for comprehensive community change: Is there a better way to seek impact and sustainability? In A.C. Kubisch, P. Auspos, P. Brown, & T. Dewar (Eds.), *Voices from the field III* (pp. 154-162). Washington, DC: The Aspen Institute.
- Joseph, M. L. (2010). Understanding the economic costs of incarceration for African American males. In W. E. Johnson, Jr. (Ed.), *Social work with African-American males: Health, mental health, and policy*. New York, NY: Oxford University Press.
- Chaskin, R. J., Joseph, M. L., & Chipenda-Dansokho, S. (1998). Implementing comprehensive community development: Possibilities and limitations. In P. Ewalt, E. M. Freeman, & D. L. Poole (Eds.), *Community Building: Renewal, Well-Being, and Shared Responsibility*. Washington, DC: National Association of Social Work Press. Reprinted from *Social Work*, 42(5), 435-444.

POLICY REPORTS, PAPERS AND MONOGRAPHS

- Gress, T.H, Cho, S, and Joseph, M.L. (2016). *HOPE VI Data Compilation and Analysis*. Washington, DC: U.S. Department of Housing and Urban Development.
- Joseph, M.L. & Gress, T.H. (2015). *Resident services in mixed-income developments*. Cleveland, OH: National Initiative on Mixed-Income Communities.
- The Urban Institute. (2014). *Choice Neighborhoods: Baseline Report*. Washington, DC: The Urban Institute.
- Joseph, M.L. & Gress, T.H. (2013). *Social dynamics in mixed-income developments*. Cleveland, OH: National Initiative on Mixed-Income Communities.
- The Urban Institute. (2013). *Developing Choice Neighborhoods: An Early Look at Implementation in Five Sites. Interim Report*. Washington, DC: The Urban Institute.
- Smith, R. E., Kingsley, G. T., Cunningham, M. K., Popkin, S. J., Dumlao, K., Ellen, I.G., Joseph, M. L., & McKoy, D. (2010). *Monitoring success in choice neighborhoods: A proposed approach to performance measurement*. Washington, DC: The Urban Institute.
- Joseph, M. L., & Levy, J. (2002). *Voices from the empowerment zones: Insights about launching large-scale community revitalization initiatives*. Baltimore, MD: The Annie E. Casey Foundation.
- Chaskin, R. J., Joseph, M. L., & Chipenda-Dansokho, S. (1997). *The Ford Foundation’s neighborhood and family initiative: The challenge of sustainability*. Chicago, IL: The Chapin Hall Center for Children at the University of Chicago.
- Joseph, M. L., & Ogletree, R. (1996). Community organizing and comprehensive community initiatives. In R. Stone (Ed.), *Core issues in comprehensive community-building initiatives*. Chicago, IL: The Chapin Hall Center for Children at the University of Chicago.
- Chaskin, R. J., Joseph, M. L. (1995). *The Ford Foundation’s neighborhood and family initiative: Moving toward implementation*. Chicago, IL: The Chapin Hall Center for Children at the University of Chicago.

BOOK REVIEWS

Joseph, M. L. (2014). [Review of the book *Climbing Mt. Laurel: The struggle for affordable housing and social mobility*]. *Social Service Review*.

Joseph, M. L. (2007). [Review of the book *Punishment and equality in America*]. *Social Service Review* 81(4), 712-16. doi: 10.1086/524995

RESEARCH, EVALUATION AND CONSULTING GRANTS AND CONTRACTS

The San Francisco Foundation. HOPESF Mixed-Income Initiative Technical Assistance and Evaluation, April 2018 – March 2019. \$203,000. *Principal Investigator*.

Kresge Foundation. Support for the development of a Mixed-Income Innovation and Action Network and for production of edited volume *What Works to Promote Inclusive Mixed-Income, Mixed-Use Communities*. 2017. \$450,000. Subcontractor on team with lead grantee Urban Strategies. Co-Principal Investigator.

Robert Wood Johnson Foundation. Exploring the Health Implications of Mixed-Income Communities. 2017. \$300,000. *Principal Investigator*.

Kresge Foundation. Consultation on Mixed-Income, Mixed-Use Investments. December 2016 – November 2017. \$50,000. *Principal Investigator*.

The Annie E. Casey Foundation. Operating Support for the National Initiative on Mixed-Income Communities, March 2017 – December 2017. \$40,000. *Principal Investigator*.

Deputy Mayor for Planning and Economic Development. Washington, D.C. Consultation to the New Communities Initiative Mixed-Income Transformation. January 2017 – February 2019, with additional one-year renewal options through December 2022. \$1,000,000 with one-year renewal options up to \$2.5 million. *Principal Investigator*.

The Ford Foundation. Operating Support for the National Initiative on Mixed-Income Communities and Support to Launch the Mixed-Income Innovation and Action Network. December 2016 – June 2018. \$500,000. *Principal Investigator*.

The San Francisco Foundation. HOPESF Mixed-Income Initiative Mid-Course Assessment and Evaluation Re-Design, July 2016 – June 2017. \$125,000. *Principal Investigator*.

The Cuyahoga County Metropolitan Housing Authority, Choice Neighborhoods Mixed-Income Consultation, May 2016 – July 2016, \$10,000. *Principal Investigator*.

The Ohio Capital Corporation for Housing. Operating Support for the National Initiative on Mixed-Income Communities. January 2016 – December 2016. \$25,000. *Principal Investigator*.

The Annie E. Casey Foundation. Operating Support for the National Initiative on Mixed-Income Communities, May 2016 – March 2017. \$70,000. *Principal Investigator*.

The U.S. Department of Housing and Urban Development, National Evaluation of the Jobs Plus Pilot,

October 2015 – September 2018. Subcontractor on Evaluation Team led by MDRC, New York, NY. \$200,000. *Co-Principal Investigator*.

The U.S. Department of Housing and Urban Development, HOPE VI Data Compilation and Analysis, Research Partnership Grant, June 2015 – May 2016. \$73,000. *Principal Investigator*.

Cleveland Neighborhood Leadership Development Program, Program Evaluation, May – August 2015, \$35,000. *Principal Investigator*.

Cleveland Neighborhood Progress, Organizational Assessment Follow-Up, May – December 2015, \$75,000. *Principal Investigator*.

The Annie E. Casey Foundation. Operating Support for the National Initiative on Mixed-Income Communities, January 2015 – December 2015. \$50,000. *Principal Investigator*.

The Cuyahoga County Metropolitan Housing Authority, Choice Neighborhoods Mixed-Income Consultation, January 2015 – February 2015, \$10,000. *Principal Investigator*.

The Annie E. Casey Foundation. Operating Support for the National Initiative on Mixed-Income Communities, May 2014 – December 2014. \$50,000. *Principal Investigator*.

The Annie E. Casey Foundation. Community Building and Resident Engagement in East Baltimore, May 2014 – December 2014. \$50,000. *Co-Principal Investigator*.

The Community Builders/Knight Foundation, Learning and Evaluation Plan for Ways and Means at Cascade Village Mixed-Income Development – Grant Extension, May 2014 – April 2015, \$77,000. *Co-Principal Investigator*.

Mandel School of Applied Social Sciences, Research and Training Development Grant. Promoting Upward Mobility in Mixed-Income Developments. January 2014 – December 2014, \$10,000. *Principal Investigator*.

The Ohio Capital Corporation for Housing. Promoting Upward Mobility in Mixed-Income Developments. January 2014 – December 2014. \$15,000. *Principal Investigator*.

The American City Coalition. Promoting Upward Mobility in Mixed-Income Developments. July 2013 – June 2014. \$10,000. *Principal Investigator*.

The Annie E. Casey Foundation. Promoting Effective Mixed-Income Communities, May 2013 – April 2014. \$100,000. *Principal Investigator*.

The Cuyahoga County Metropolitan Housing Authority, Choice Neighborhoods Mixed-Income Consultation, June 2013 – December 2013, \$40,000. *Principal Investigator*.

The John D. and Catherine T. MacArthur Foundation, Youth and Public Housing Transformation, January 2013 – December 2013, \$100,000. *Co-Principal Investigator*.

The Cuyahoga County Metropolitan Housing Authority, Choice Neighborhoods Mixed-Income Consultation, November 2012 – March 2013, \$17,500. *Principal Investigator*.

The Annie E. Casey Foundation, Urban Strategies Mixed-Income Developments Data Project Phase II, June 2012 – December 2012, \$50,000. *Principal Investigator.*

The San Francisco Foundation. HOPESF Mixed-Income Initiative Local Evaluation, January 2012 – June 2017. \$126,644. *Subcontract as National Advisor to Learning for Action.*

The Annie E. Casey Foundation. Building Effective and Sustainable Community within Mixed-Income Developments, November 2011 – October 2012. \$50,000. *Principal Investigator.*

U.S. Department of Housing and Urban Development. National Evaluation of the Federal Choice Neighborhoods Mixed-Income Initiative. January 2012 – December 2015. Subcontractor on Evaluation Team led by The Urban Institute, Washington, D.C. \$171,858. *Co-Principal Investigator.*

Neighborhood Progress Inc. (NPI), Organizational Assessment of Local Community Development Intermediary, June – September 2011, \$28,000. *Principal Investigator.*

The Community Builders/Knight Foundation, Learning and Evaluation Plan for Ways and Means at Cascade Village Mixed-Income Development, May 2011 – April 2014, \$253,000. *Co-Principal Investigator.*

Center for the Study of Social Policy/The Annie E. Casey Foundation, Urban Strategies Mixed-Income Developments Data Project Phase I, June 2011 – December 2011, \$80,000. *Principal Investigator.*

Mandel School of Applied Social Sciences, Research and Training Development Grant. Anchor Initiatives and Community Building: Developing a Research Design and Proposal. June 2010 – May 2012, \$10,000. *Principal Investigator.*

The John D. and Catherine T. MacArthur Foundation, Building Mixed-Income Communities: Documenting the Experience in Chicago, Phase II, November 2009 – October 2012, \$710,000. *Co-Principal Investigator.*

Heartland Housing/The Ford Foundation, Early Lessons in Building Mixed-Income Community at Roosevelt Square, Chicago January 2010 – June 2011, \$85,000. *Co-Principal Investigator.*

The Annie E. Casey Foundation. Building Mixed-Income Communities: Learning from the Experience in Chicago, September 2008 – March 2010. \$105,000. *Principal Investigator.*

The John D. and Catherine T. MacArthur Foundation, Building Mixed-Income Communities: Documenting the Experience in Chicago, November 2006 – October 2009, \$600,000. *Co-Principal Investigator.*

The U.S. Department of Housing and Urban Development, Evaluation of the Chicago Housing Authority HOPE VI Mentoring Demonstration Program, April 2006 – December 2007, \$50,000. *Principal Investigator.*

The Rockefeller Foundation, Building Mixed-Income Communities: Case Study of Jazz on the Boulevard, 2004-6, \$100,000. *Principal Investigator.*

The Aspen Roundtable on Comprehensive Community Initiatives, Measuring Block-Level Capacity, 2002-2003, \$50,000. *Principal Investigator.*

AWARDS, HONORS AND RECOGNITIONS

URBAN AFFAIRS ASSOCIATION

- Book of the Year Award 2017 – Honorable Mention. *Integrating the Inner City*.

UNIVERSITY OF PENNSYLVANIA

- Penn Institute of Urban Research Fellow. Appointed 2013

MANDEL SCHOOL OF APPLIED SOCIAL SCIENCES, CASE WESTERN RESERVE UNIVERSITY

- John A. Yankey Outstanding Teacher of the Year 2011

SAMUEL J. LEFRAK 2009 LECTURER

- Urban Studies and Planning Program, University of Maryland-College Park

THE URBAN AFFAIRS ASSOCIATION

- Best Paper Award. Early resident experiences at a new mixed-income development in Chicago. *Journal of Urban Affairs*. Annual Conference 2007

HARRIS SCHOOL OF PUBLIC POLICY STUDIES, UNIVERSITY OF CHICAGO

- Minorities in Public Policy Studies 2005 Alumnum of the Year
- Irving B. Harris Fellowship 1992-1994
- Population Research Center Pre-Doctoral Fellowship 1999-2002

CHAPIN HALL CENTER FOR CHILDREN, UNIVERSITY OF CHICAGO

- Scholl Fellowship 1997

OXFORD UNIVERSITY

- Harlech Scholarship 1990-1

HARVARD UNIVERSITY 1990

- John Harvard Scholarship
- Stride-Rite Public Service Prize
- Phorzeimer Public Service Fellowship
- Winthrop House Public Service Prize
- Abramson Research Fellowship

SELECTED CONFERENCE PAPER PRESENTATIONS

- (2018, April) A Conceptual Framework for Positive Youth Development in Mixed-Income Communities. Paper presented at the Urban Affairs Association Annual Meeting, Toronto, Canada.
- (2015, September) Navigating the Core Tensions of Mixed-Income Public Housing Transformation. Paper presented at the International Sociological Association, IC-43 Conference, Chicago, IL.
- (2015, April) Promoting a geography of opportunity in Accra: Drawing lessons from the poverty deconcentration experience in the US. Paper presented at the Urban Affairs Association Annual Meeting, Miami, FL.

- (2013, June). Participation, deliberation, and decision-making: The dynamics of inclusion and exclusion in mixed-income developments. Paper presented at the European Network for Housing Research Annual Research Conference, Tarragona, Spain.
- (2012, September) Mixed-Income Development as a Neoliberal Policy Experiment: New Challenges to Cross-Sector Collaboration. Presentation at the After the Crisis Housing Policy Conference, The New School, New York City, New York.
- (2012, June). Mixed-Income Development as a Neoliberal Policy Experiment: New Challenges to Cross-Sector Collaboration. Paper presented at the European Network for Housing Research Annual Research Conference, Lillehammer, Norway.
- (2012, March). Mixed-Income Development as a Neoliberal Policy Experiment: Challenges to Cross-Sector Collaboration. Paper presented at the Urban Affairs Association Annual Meeting, Pittsburgh, PA.
- (2011, July). The New Stigma of Relocated Public Housing Residents: Challenges to Social Identity in Mixed-Income Developments. Paper presented at the European Network for Housing Research Annual Research Conference, Toulouse, France.
- (2010, April). Mixed-income development: Emerging challenges and implications for policy and practice. Panel presentation at the Federal Reserve Community Affairs Office conference, *The changing landscape of community development: Linking research with policy and practice in low-income communities*, Arlington, VA.
- (2010, November). Public housing transformation and resident relocation: Comparing destinations and household characteristics in Chicago. In Association of Public Policy Analysis and Management 32nd Annual Research Conference, *Making fair and effective policy in difficult time*, Boston, MA.
- (2010, January). *From public housing to mixed-income housing in Chicago: Insights about residents' decisions to return*. Paper presented at the Society for Social Work Research Annual Conference, San Francisco, CA.
- (2009, March). *Relational expectations and emerging reality: The nature of social interaction in mixed-income developments*. Panel designed and paper co-presented at the Urban Affairs Association Annual Meeting, Chicago, IL.
- (2008, November). *Resident perceptions of life in a mixed-income development*. Paper presentation at the Association of Public Policy Analysis and Management Annual Research Conference, Los Angeles, CA.
- (2008, April). *Building community in new mixed-income developments: Early strategies, progress and challenges*. Co-presentation at the Urban Affairs Association Annual Meeting, Baltimore, MD.
- (2008, March) Mixed-income developments: What are we learning? Paper presentation at the Philadelphia Federal Reserve Bank 3rd Annual *Reinventing Older Communities: How Does Place Matter?* Conference.
- (2007, November). *Measuring income diversity*. Panel proposal accepted by the Association of Public Policy

Analysis and Management Annual Research Conference, Washington, DC. Included presentation of the paper *Measuring Income Diversity in Cleveland*.

(2007, April). *Early resident experiences at a mixed-income development*. Paper presentation at the Urban Affairs Association Annual Meeting, Seattle, Washington.

(2006, April). *The rationale for mixed-income development: Resident and stakeholder expectations in Chicago*. Presentation at the Urban Affairs Association Annual Meeting, Montreal, Canada.

(2005, November). *The theory and emerging practice of mixed-income development*. Panel Proposal accepted by the 2005 Annual Research Conference of the Association for Public Policy Analysis and Management, Washington D.C. Included presentation of the paper: *The theoretical basis for addressing poverty through mixed-income development*.

(2001, October). *The impact of arrests on earnings: Evidence from the National Youth Survey*. Paper presented at the 2001 Annual Research Conference of the Association for Public Policy Analysis and Management, Washington, D.C.

SELECTED POLICY BRIEFINGS

Mayor of San Francisco Ed Lee and HOPE SF Executive Board. (November 2017). *HOPE SF Mid-Course Assessment Recommendations*. San Francisco, CA. (With Carolina Reid, Turner Center on Housing Innovation, University of California at Berkeley.)

U.S. Department of Housing and Urban Development. Quarterly Staff Meeting. (June 2015). *Mixed-Income Development: A Place-Based Approach to Promoting Upward Mobility*. Panel Presentation. Promoting Upward Mobility. Washington, DC.

U.S. Department of Housing and Urban Development. Quarterly Staff Meeting. (March 2013). *Dynamics of Mixed-Income Development: Research Findings and Strategic Implications*. Panel Presentation. Dynamics in Mixed-Income Communities. Washington, D.C.

U.S. Office of Management and Budget and U.S. Department of Housing and Urban Development. (June 2011). *Mixed-Income Development in Chicago: Research Findings and Implications for Choice Neighborhoods*. Research Briefing. Washington, D.C.

U.S. Housing and Urban Development Office for Policy Development and Research and the Council of Large Public Housing Authorities. (March 2011). *Mixed-income development lessons*. Panel Presentation. Neighborhoods of choice and opportunity: Lessons from the HOPE VI experience and research. Washington, DC.

U.S. House of Representatives Subcommittee on Housing and Community Opportunity. (July 2009). *Academic perspectives on the future of public housing* (DHHS Publication No. 111-69). Washington, DC: Government Printing Office.

SELECTED OTHER PRESENTATIONS

(2018, February) *Succeeding Where Mixed-Income Transformation Falls Short: A Path To Equity and*

Inclusion in Our Cities. Harvard University Graduate School of Design and The Joint Center on Housing, Cambridge, MA.

- (2017, October) What if we Got Serious about Promoting Racial Equity? Cleveland Neighborhood Progress Annual Progress Institute Keynote.
- (2016, June). Mixed-Income Development: Lessons Learned and Implications for Policy and Practice. Urban Land Institute Minnesota Region Annual Housing Conference. Minneapolis, MN.
- (2016, May). *Integrating the Inner City* Book Launch. The National Press Club. Washington, DC.
- (2016, May). Mixed-Income Development: Lessons Learned and Implications for Policy and Practice. Urban Land Institute Housing Conference. Boston, MA.
- (2016, April). The Future of Cleveland. Panel Discussion. Cleveland City Club. Cleveland, OH.
- (2016, April). *Integrating the Inner City* Book Launch. The San Francisco Foundation. San Francisco, CA.
- (2016, April). *Integrating the Inner City* Book Launch. Western Institute for Social Research. Berkeley, CA.
- (2016, March). Mixed-Income Development: Lessons Learned and Implications for Policy and Practice. Council on Large Public Housing Authorities. Washington, DC.
- (2016, March). Authors Meet Critics: *Integrating the Inner City*. Urban Affairs Association Conference, San Diego, CA.
- (2016, March). Joint Book Discussion: *Untangled* and *Integrating the Inner City*. Schubert Center for Child Development, Case Western Reserve University, Cleveland, OH.
- (2016, March). Mixed-Income Development: Lessons Learned and Implications for Policy and Practice. Housing Association of Nonprofit Developers Workshop Panel. Washington, DC.
- (2016, March). What Will it Take to Achieve True Integration in our Neighborhoods? Case Western Reserve University President's Faculty Spotlight Reception. Cleveland, OH.
- (2016, February). Mixed-Income Development: Lessons Learned and Implications for Policy and Practice. Meet a Professor Series. Regent Park Mixed-Income Development, Toronto, Ontario, Canada.
- (2015, December). *Integrating the Inner City* Book Launch. University of Chicago Urban Network, Chicago, IL.
- (2015, November). *Integrating the Inner City* Book Launch. Mandel School of Applied Social Sciences, Case Western Reserve University, Cleveland, OH.
- (2015, October). Mixed-Income Development Policy: Benefits, Shortcomings and a Call to Action. Inclusive Housing Symposium. Washington University in St. Louis, MO.
- (2015, June). Mixed-Income Development Approaches to Public Housing in the U.S. Presentation to the

Future of Public Housing international convening at the University of British Columbia, Vancouver, Canada.

- (2015, February). Successes and Challenges in Mixed-Income Housing: Considering the Relevance for the Housing New York Plan. Panel Presentation at the Healthy Housing, Healthy Communities, Healthy Lives Convening. Furman Center for Real Estate and Urban Policy, New York University.
- (2014, December). Mixed-Income Development: What is the Higher Ground? Presentation to the Prioritizing Place forum at the University of Southern California.
- (2014, May). Integrating the Poor into a Geography of Opportunity: Challenges in the U.S. and Implications for Accra. Presentation to the Department of Geography, University of Ghana at Legon, Accra, Ghana.
- (2013, November). Mixed-income development and urban resilience: Defining success and improving practice. Presentation at the Resilient Cities and Housing Initiative Conference, Massachusetts Institute of Technology.
- (2013, August). Mixed-Income Development: Research Findings and Strategic Implications. Presentation to the Weinland Park Collaborative, Columbus, Ohio.
- (2013, June). Dynamics of Mixed-Income Development: Research Findings and Strategic Implications. Webinar presentation to the American Institute of Architects.
- (2011, March). On-the-ground realities of mixed-income development in Chicago: Operational challenges and social dynamics. In Urban Affairs Association 41st Annual Meeting, *Reclaiming the city: Building a just and sustainable future*, New Orleans, LA.
- (2010, October) Anchor institutions and community building. Department of Geography, the University of Ghana – Legon, Accra, Ghana.
- (2010, April). Addressing poverty through place. In Chicago Housing Authority, *The Plan at 10*. Symposium on the 10th Anniversary of the Plan for Transformation, Chicago, IL.
- (2009, November). Mixed-income development: Building housing or building community? Promoting impact and sustainability. University of Maryland, Urban Studies and Planning Program. Samuel J. Lefrak Lecture.
- (2009, October). *The possibilities and challenges of mixed-income development: Emerging insights from Chicago*. Research Seminar Federal Reserve Bank of San Francisco.
- (2009, September). *Findings about resident experiences in mixed-income developments*. Panelist. Research Workshop on Public Housing Research in Chicago. John D. and Catherine T. MacArthur Foundation.
- (2009, September). *A new approach to old challenges in Shaker Heights, Ohio: An emerging model of comprehensive community-based school reform*. The Achievement Gap Initiative at Harvard University Parent Leadership Network Workshop.

- (2009, June). *Insights from the Chicago mixed-income study*. Panelist. Council of Large Public Housing Authorities Executive Directors Meeting, Chicago, IL
- (2009, May). *Building and sustaining mixed-income communities*. Panelist. Council on Foundations Annual Conference, Atlanta, GA.
- (2009, March). *Integrating people and place through mixed-income development: Implications for responsible redevelopment*. Panel presentation at the Funders Network for Smart Growth and Livable Communities Annual Conference, Miami, FL.
- (2009, March). *Mixed-income development: What are we learning in Chicago*. Designer and Moderator of Colloquy presentation at the Urban Affairs Association Annual Meeting, Chicago, IL.
- (2008, November). *The possibilities and challenges of mixed-income development: Emerging findings from Chicago*. Cleveland Federal Reserve Bank Community Affairs Research Seminar. Social Capital and Social Interactions, Cleveland, OH.
- (2008, June). *Linking people, place and opportunity: The potential benefits and limitations of mixed-income development*. Annie E. Casey Foundation Colloquy, Baltimore, MD.
- (2008, April). *Mixed-income development: Facilitating the right to return*. Colloquy presentation at the Urban Affairs Association Annual Meeting, Baltimore, MD.
- (2008, January). *Making research matter: Building university and community capacity for research engagement*. Roundtable presentation at the Society for Social Work and Research Annual Conference, Washington, DC.
- (2008, January). *Mixed-income communities – theory and practice*. Presentation at the Funders Exchange on Community Change, Poverty Reduction and Prosperity Promotion, San Diego, CA.
- (2007, October). *Reducing concentrated poverty through mixed-income development*. Presentation at the J. MacDonald Williams Institute Annual Conference, Dallas, TX.
- (2007, October). *Learning from mixed-income development in Chicago*. Presentation at the Neighborhood Funders Group conference, Cleveland, OH.
- (2007, July). *Promoting change through comprehensive community initiatives*. Workshop at the Council of International Programs USA Conference.
- (2007, May). *Early resident experiences at a mixed-income development*. Presentation at the Mandel Center for Nonprofit Management.
- (2007, April). *Mixed-income development: Theory and practice*. Presentation at Case Western Reserve University Public Affairs Seminar.
- (2005, April). *The theoretical basis for addressing poverty through mixed-income development*. Doctoral Workshop of the School of Social Service Administration at the University of Chicago.

- (2005, April). *The theoretical basis for addressing poverty through mixed-income development*. Presentation at the Mandel School of Applied Social Sciences at Case Western Reserve University.
- (2005, April). *Understanding the economic costs of incarceration for African American males*. Presentation at Social Work and Social Welfare Responses to African American Males: A Symposium of the National Association of Black Social Workers – Chicago Chapter.
- (2005, April). *The theoretical basis for addressing poverty through mixed-income development*. Presentation at the Workshop on Social Structures and Processes in Urban Space at the University of Chicago.
- (2005, March). *The theoretical basis for addressing poverty through mixed-income development*. Presentation at the Center for Urban School Improvement and the Chapin Hall Center for Children at the University of Chicago.
- (2004, May). *Housing policy, mobility and crime*. Paper Discussant at The National Consortium on Violence Research Conference on Communities, Housing and Crime at Harvard University.
- (2001, May). *The impact of incarceration on earnings: Evidence from the panel study of income dynamics*. Seminar presentation at the Demography Workshop, Population Research Center, University of Chicago.
- (2000, June). *The impact of arrests on earnings: Evidence from the National Youth Survey*. Seminar presentation at the Demography Workshop, Population Research Center, University of Chicago.

TEACHING

Case Western Reserve University – Mandel School of Applied Social Sciences

21st Century Ghana: Culture, Institutions and Development in West Africa, 2017

Theories of Community Practice, 2015- present

Social Policy, 2014-2015

Non-Profit Leadership Dialogues, 2013-2015

Planning and Implementing Social Change, 2013-present

Strategies for Designing and Implementing Community and Social Change, 2008-2013

Community and Social Development Perspectives, 2008

Community Organization Development Strategies, 2007

Online Course Design

Theories of Community Practice, 2016

Planning and Implementing Social Change, 2013

University of Chicago – School of Social Service Administration

Family Support in a Community Context, 2004-6

McCormick-Tribune Urban Fellows Seminar, 2003-6

SERVICE TO THE FIELD

Urban Affairs Association, Governing Board member (elected position), 2019 - present

Journal of Race, Ethnicity and the City, Editorial Board, 2019 - present

Journal of Community Practice, Editorial Board, 2017 - present
Ghana Journal of Geography, Editorial Board, 2014 - present
Cityscape, Advisory Board, 2014 - present
Housing Policy Debate, Editorial Advisory Board, 2011 – present

Peer Reviewer

American Journal of Sociology
City and Community
Cityscape
Environment and Planning C
Ghana Journal of Geography
Housing Studies
Housing Policy Debate
Journal of Housing and the Built Environment
Journal of Urban Affairs
Social Networks
Social Science Quarterly
Social Service Review
Urban Affairs Review
Urban Geography
Urban Studies

UNIVERSITY/SCHOOL SERVICE

Dean Review Committee, 2016
University Budget Committee, 2015 - present
Mandel School Steering Committee, 2014 – present
Mandel School Budget Committee, 2014-present, Chair/Co-Chair, 2014-2017
Faculty Senate Executive Committee, 2013
Chair, Mandel School Community Practice for Social Change Concentration, 2012 – 2013
Faculty Senate Ad-Hoc Committee on Special Faculty Appointments, 2012 - 2013
Assistant Professor, Aging Specialization Search Committee, 2011-12
Mandel School Budget Committee – 2011 – present
Faculty Senate, 2011 - 2013
Social Justice Institute Leadership Team, 2009 – 2012
Social Justice Institute Voicing and Action Project Subcommittee, 2010 - 2013
Mandel School Research and Training Committee, 2008-2011
Social Justice Faculty Search Committee 2011
Chair, Mandel School Community and Social Development Concentration, 2008 – 2010
Mandel School Library Committee, 2007-2010
University Faculty Diversity Officer Search Committee, 2009
Professor, Community and Social Development Search Committee, 2008-9
Assistant Professor, Community and Social Development Search Committee, 2009
Field Faculty Advisor for Community and Social Development Search, 2008-9
Provost and University Vice President Search Committee, 2008

OTHER CONSULTANCIES AND CONTRACTS

Cuyahoga Metropolitan Housing Authority, Cleveland, OH
The Community Builders, Inc, Boston, MA/Cleveland, OH
Housing Authority of the City of Austin, TX
HOPE SF Initiative, Office of the Mayor, San Francisco, CA
CRC Companies, Arlington, VA
Housing Authority of the City of Pittsburgh, PA
Southeast Ferguson Community Assessment, Ferguson, MO
New Communities Initiative, Office of the Deputy Mayor, Washington, D.C.
Cleveland Neighborhood Progress, Cleveland, OH
Trek Development, Pittsburgh, OH
Newmont Akyem Development Foundation Board of Trustees, Accra, Ghana
Neighborhood Leadership Development Program, Cleveland, OH
Neighborhood Progress Inc., Cleveland, OH
Annie E. Casey Foundation, Center for Community and Economic Opportunity
Urban Institute, Metropolitan Housing & Communities Policy Center
HOPE SF Task Force, San Francisco Mayor's Office of Housing/San Francisco Redevelopment Authority
John D. and Catherine T. MacArthur Foundation/Social Science Research Council
Raymond John Wean Foundation, Youngstown/Warren, OH
St. Luke's Foundation, Cleveland, OH
Annie E. Casey Foundation, Policy, Research and Development Unit
Aspen Roundtable on Comprehensive Community Initiatives
Chicago African-Americans in Philanthropy
DePaul University Egan Urban Center
Ford Foundation, Worldwide Grantmakers Convening
Local Initiatives Support Corporation/Chicago Park District, Chicago, IL
North Lawndale Employment Network, Chicago, IL
North Lawndale Ex-Offender Support Network, Chicago, IL
Prison Action Committee, Chicago, IL

COMMUNITY DEVELOPMENT ASSOCIATES, INC., Chicago, Illinois

Principal September 1999 – December 2003
Senior Associate August 1998 – September 1999

Community Development Associates (CDA) is a professional consulting practice specializing in research and technical assistance to organizations committed to community building and social change. Services include strategic planning, organizational development, board development, program evaluation and community planning. CDA was recognized with a Social Change Entrepreneur grant from the Annie E. Casey Foundation.

Consulting Grants:

The University of Chicago School of Social Service Administration, Support for the SSA Community Development Program including as subcontractor on the MacArthur Foundation grant: The Social Service Implications of the Public Housing Transformation the Mid-South Region, 2003.

The University of Chicago Office of Community Affairs, Strengthening the University's Relationship with its Neighboring Communities, 2003.

Annie E. Casey Foundation, Assessment of the Technical Assistance Resource Center and Its Support to the Foundation's *Making Connections* Community Change Initiative. 2000-2003.

The Cleveland Foundation, Formative Evaluation of the Neighborhood Connections Small Grants Program. 2002-2003.

John D. and Catherine T. MacArthur Foundation/Steans Family Foundation, Documentation of the Steans Comprehensive Community Initiative in North Lawndale. 1999-2002.

Annie E. Casey Foundation/EZ/EC Foundation Consortium, Lessons Learned Report on the Federal Empowerment Zone Initiative. 2000-2001.

Homan Square Community Center Foundation, Building Community Engagement in the Development and Oversight of the Homan Square Community Center Campus. 1999-2001.

Rockefeller Foundation/Manpower Demonstration Research Corporation, Technical Assistance to the Neighborhood Jobs Initiative, 1999-2001.

OTHER PROFESSIONAL EXPERIENCE

THE ATLANTA YOUTH ENRICHMENT PROGRAM, Atlanta, Georgia

Founding Director

January 1990 – September 1993

Designed and implemented an educational/cultural enrichment summer program to serve inner-city youth.

SAVE THE CHILDREN FEDERATION, Burkina Faso, West Africa

Program Support Officer

October 1991 – May 1992

Assisted Field Director in planning, evaluation, translation, proposal writing, and reporting.

PROFESSIONAL MEMBERSHIPS

Association for Community Organization and Social Administration

Association of Public Policy Analysis and Management

Council on Social Work Education

European Network on Housing Research

Society for Social Work and Research

Urban Affairs Association

BOARD MEMBERSHIPS

George Gund Foundation, Cleveland, OH

Center for the Study of Social Policy, Washington, D.C. 2011 – 2015 (Vice-Chair, 2014 – 2015)

Cleveland Lighthouse Charter School, 2007-8