

CONVENING

Why Cities? Informality as a Way of Life: Challenges to Sustainable Urban Development



"Bamboo Slum," by Mohammad Rakibul Hasan, winner of the 2019 Penn IUR Photo Contest on Urban Informality. For more information, see the sidebar on page 18.

On April 24, 2019, Penn IUR, along with the Weitzman School of Design and Perry World House, hosted "Why Cities? Informality as a Way of Life: Challenges to Sustainable Urban Development," a daylong conference highlighting current research and policy initiatives on informal urbanism and exploring how informality is shaping sustainable urban

development. Participants drawn from government, academia, and international NGOs discussed how varied interpretations of informality are shaping efforts to pursue sustainable urban development, both on the local and international scales. Analyzing the diverse methods for measuring urban informality, speakers also examined how

decision-makers at various levels of leadership are incorporating informality into their policies and programs.

Panelists included Martha Chen, Affiliated Professor, Harvard Graduate School of Design, Senior Advisor, Women in Informal Employment: Globalizing and Organizing (WIEGO);

(CONTINUED ON P. 18)

CONVENING

Research Symposium with the Federal Reserve on the Community Reinvestment Act

In February 2019, Penn IUR and the Federal Reserve Bank of Philadelphia hosted "Research Symposium on the Community Reinvestment Act," an event dedicated to the Community Reinvestment Act (CRA) featuring expert discussions on the use of metrics for evaluating performance, updating assessment areas, and improving the effectiveness of the CRA.

Participants engaged in conversations with panelists and audience members about ideas for modernizing the CRA. Penn IUR Co-Director Susan Wachter offered opening remarks and moderated a panel discussion titled "Effectiveness of the Community Reinvestment Act: Past, Present, and Future." Federal Reserve Governor Lael Brainard followed with a presentation titled "Strengthening the Community Reinvestment Act: What are We Learning?" Brainard highlighted the symposium as an important starting point for the Federal Reserve's outreach effort for gathering input on how to improve the implementation of the CRA. The Federal Reserve will look to promote more CRA activity in the coming years, and hopes to use feedback from the symposium to simplify and clarify regulations as well as strengthen local communities. (CONTINUED ON P. 17)

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Upcoming Events

VISIT PENNIUR.UPENN.EDU/EVENTS FOR DETAILS AND TO REGISTER.

OCTOBER 15, 2019

GEORGE GALSTER: MAKING OUR NEIGHBORHOODS, MAKING OUR SELVES

PENN BOOKSTORE, 2ND FLOOR

5:00 P.M. – 6:30 P.M.

George C. Galster, Clarence Hillbery Professor of Urban Affairs and Distinguished Professor Emeritus, Department of Urban Studies and Planning, Wayne State University, will discuss his new book, *Making Our Neighborhoods, Making Our Selves*. A prolific author on the topics of metropolitan housing markets, racial discrimination and segregation, neighborhood dynamics, residential reinvestment, community lending and insurance patterns, and urban poverty, Galster uses this latest work to redefine the relationship between places and people, promoting specific policies that reduce inequalities in housing markets and beyond. Drawing on economics, sociology, geography, and psychology, this volume explores what neighborhoods are, how they come to be, and how to make them productive and fair for their residents. Galster will be introduced by **Susan Wachter**, Co-Director, Penn IUR and Albert Sussman Professor of Real Estate, Professor of Finance, The Wharton School. **Vincent Reina**, Assistant Professor, Department of City and Regional Planning, Weitzman School of Design, will lead a discussion to close the event.

OCTOBER 18, 2019

RICHARD FLORIDA: FROM THE CREATIVE CLASS TO THE NEW URBAN CRISIS

MEYERSON HALL, B1

12:00 P.M. – 1:00 P.M.

Richard Florida, University Professor and Director of Cities, Martin Prosperity Institute, University of Toronto; Inaugural Philadelphia Fellow, Lindy Institute for Urban Innovation, Drexel University; and Founder, Creative Class Group, will present a lecture on the evolution of his research. The author of several global best sellers, Florida also serves as senior editor for *The Atlantic*, where he co-founded and serves as Editor-at-Large for *CityLab*. Florida will discuss how his research has been shaped by personal experiences in three cities: his childhood in Newark, which led him to urbanism and planning disciplines; his time in Pittsburgh, which inspired his landmark book *The Rise of the Creative Class*; and his more recent period in Toronto, where mounting inequalities and the populist backlash by former mayor Rob Ford informed his latest volume, *The New Urban Crisis*. This event is co-sponsored by the Stuart Weitzman School of Design.

OCTOBER 23, 2019

RICHARD WELLER: HOTSPOT CITIES

INN AT PENN, LIVING ROOM

3:00 P.M. – 4:00 P.M.

Richard Weller, Meyerson Chair of Urbanism, Professor and Chair of Landscape Architecture, and Co-Executive Director, The Ian L. McHarg Center for Urbanism and Ecology, will discuss his recent research concerning global flashpoints between biodiversity and urban growth. Weller is the author of four books: *Room 4.1.3: Innovations in Landscape Architecture*; *Boomtown 2050: Scenarios for a Rapidly Growing City*; *Made in Australia: The Future of Australian Cities*; and *Transects: 100 years of Landscape Architecture at the University of Pennsylvania*. His latest publication, a web-based platform titled "Atlas for the End of the World," analyzes how nations are performing with regard to reaching the 2020 UN targets for protecting biodiversity, and identifies the conflict zones between urban growth and endangered species in over 400 cities.

OCTOBER 25, 2019

ENVIRONMENTAL JUSTICE AND HEALTH DISPARITIES IN THE U.S.: CURRENT ISSUES AND EMERGING IDEAS IN ACADEMIC RESEARCH 25 YEARS AFTER EXECUTIVE ORDER 12898

CONVENE CITYVIEW

8:00 A.M. – 5:00 P.M.

The principle of environmental justice—entailing an equal right to a safe and healthy environment for everyone—has been built into the mission of all federal agencies since 1994. However, its implementation and enforcement have been inconsistent. As a result, communities nationwide have turned to academia for help with understanding and acting upon outsized exposure to environmental risks. New ideas emerging from academic research on environmental justice have increasingly postulated that environmental sustainability goals cannot be separated from social justice causes. Bringing together academic researchers, prominent environmental justice activists, and community representatives, this symposium will provide a platform for sharing and discussing new findings from a variety of disciplines, including environmental and health sciences, engineering, economics, law, political science, and sociology. Participants will explore available methods for promoting further knowledge integration and community engagement on issues related to environmental justice. This event is co-sponsored by the Department of Earth & Environmental Science.



Faculty Spotlight: Mark Alan Hughes



MARK ALAN HUGHES is a professor of practice at the University of Pennsylvania's Weitzman School of Design and founding faculty director of the Kleinman Center for Energy Policy. He is also a faculty fellow of the Penn Institute for Urban Research and a research fellow of the Wharton Risk Center.

YOU WON THE NATIONAL PLANNING AWARD IN 1992 FOR YOUR RESEARCH IN CITY AND REGIONAL PLANNING. CAN YOU TELL US ABOUT THE RESEARCH THAT LED TO THIS RECOGNITION SO EARLY IN YOUR CAREER?

Full disclosure, Genie Birch was then the Editor of the *Journal of the American Planning Association (JAPA)*, which gives the Award. We had not yet met, but I was already a big fan for the way she had improved the journal article for which the Award was given. The article was about the ways in which urban structure influences opportunity—in this case the impacts of housing segregation on labor market outcomes and the mechanisms that generate those outcomes. At this time, I was deeply involved in the biggest poverty debate of the time, the idea of an underclass and the relative importance of cultural and structural factors in intergenerational poverty. Of the three debating factions (culture, structure, or some complex interaction of both) I was firmly on the structure side of the table. I had been using primitive mapping tools (hand-drawn in my dissertation and computer-generated that looked hand drawn in the article!) to help understand the ways that suburbanization of employment, the routes and timing of public transit, and the administrative geography of public assistance in employment and housing all conspired to create insurmountable problems for African-American workers concentrated in housing far from job growth—far in terms of distance, commuting time, and information flow. The *JAPA* article allowed me to lay out a set of alternative policy strategies (in an homage to Tony Down's seminal *Daedalus* essay "Alternative Futures for the American Ghetto") that guided the next phase of my career.

YOU HAVE WORKED IN VARIOUS SECTORS—ACADEMIA, NON-PROFIT, AND GOVERNMENT—ALL IN EFFORTS TO MAKE CITIES BETTER. IN WHICH SECTOR HAVE YOU FELT THE ABILITY TO HAVE THE BIGGEST IMPACT AND MAKE THE MOST LASTING CHANGE?

The most lasting change is probably the Job Access and Reverse Commute program that was a result of the research above and was established at the USDOT in 1998. It was the result of a national demonstration that I was able to design and direct with the support of the Ford Foundation as a senior fellow at Brookings and in partnership with HUD, DOT, and DOL during the Clinton Administration. But probably the sector where I felt the most impact was the five or six years I spent as a weekly opinion columnist at the Philadelphia Daily News. It was like the world's largest and unruliest urban studies seminar, in which I was suddenly the agenda setter for conversations across the City on topics ranging from walkability to ethics to rec centers to the wage tax to what words should be carved in the empty scrolls above three of the four portals to City Hall courtyard. It was the most fun and probably the most influence on the largest number of people I've ever had at work.

YOU WERE THE CHIEF POLICY ADVISER TO MAYOR MICHAEL NUTTER AND THE FOUNDING DIRECTOR OF SUSTAINABILITY FOR THE CITY OF PHILADELPHIA, WHERE YOU LED THE CREATION OF THE GREENWORKS PLAN. WHAT DO YOU CONSIDER YOUR GREATEST SUCCESS FROM YOUR TENURE WORKING IN MAYOR NUTTER'S OFFICE?

I'm tempted to say: Surviving it! I hate shoelaces and try to avoid them, but the Mayor always claimed that he confiscated my laces to keep me from hanging myself. That wasn't ever a risk, but I do have enormous respect for the sheer stamina of local public servants. They never really stop working. When they go home, they are at work; living with the public safety, the public health, the public welfare for which they are held responsible. But for the year I managed to stay, I would say that the success I'm proudest of would be leading the first statement of the City's commitment to a sustainable future, the Greenworks plan. That plan is centered around equity, the first by a major U.S.

city to make it a goal as important as energy and environment and to set targets that incorporated equitable outcomes as part of the measure of success: not just increasing the number of trees but committing to every neighborhood receiving enough trees to achieve a threshold level of tree canopy. What has become a standard approach in second and third-generation sustainability plans was a first-generation part of Philadelphia's.

DO YOU HAVE ANY REGRETS OR SEE ANY MISSED OPPORTUNITIES FROM YOUR TIME WORKING IN CITY HALL? LOOKING BACK, WOULD YOU HAVE DONE ANYTHING DIFFERENTLY?

I totally have a regret. I wish I'd stayed longer. I was always unsure how to use power. But in retrospect, I think that was because I didn't realize how much power I had. I had an extraordinary mandate from the Mayor and the permission to exercise as much as I wanted until I screwed up. I didn't realize that at the time. I had enough power to do much more than I did. And I regret not staying long enough to learn how to use that power effectively.

YOU ARE THE FOUNDING DIRECTOR OF THE KLEINMAN CENTER FOR ENERGY POLICY, WHICH WAS ESTABLISHED AT PENN IN JULY 2014. CAN YOU TELL US HOW THE CENTER WAS CONCEIVED AND HOW ITS WORK HAS EVOLVED OR EXPANDED OVER ITS FIRST FIVE YEARS?

This was an alumni gift that came with a very strong vision of the opportunity. Scott Kleinman, earlier than almost anyone at Penn, understood how important energy research and teaching could and should be at Penn and how far behind our peers we lagged. His founding gift was really a challenge to see how fully Penn would embrace this vision. And indeed, Scott's instincts were proven out by some of the biggest changes in the world of the past decade. Students are mobilizing around energy issues across the spectrum of disciplines and interests; faculty hires and promotions have grown the ranks of Penn researchers whose work focuses on energy in the sciences, engineering, and the humanities; the Power of Penn Campaign has energy as one of its main priorities for institutional advancement. During our first five years, the Center has devoted itself to providing a home for students and faculty interested in energy policy. We seek to raise the connections of Penn energy science and engineering to the important and emerging policy debates of the day. We raise the visibility and impact of energy policy research ongoing at Penn. And we bring distinguished visitors to campus for a day or a week to broaden the energy policy discussion going on here.

(CONTINUED ON P. 17)

RESEARCH

Special Reports on the Fair Housing Act at 50

In 1968, Congress passed the Fair Housing Act (FHA), prohibiting discrimination in the housing market in a significant reversal from federal and local policies of the past. More recently, in 2015, the U.S. Supreme Court clarified the scope of the law, ruling that the FHA also applies to policies that have a disparate impact on members of protected classes. Although illegal, discrimination and segregation persist half a century later, along with their resulting long-term economic impacts.

In recognition of this important anniversary, Penn IUR Faculty Fellows Vincent Reina and Susan Wachter guest co-edited *Cityscape* Volume 21, Number 1, entitled "Symposium: The Fair Housing Act at 50." The series of articles gathered for this special publication cumulatively show the importance of the FHA and the many challenges that remain to truly achieve its original mandate. In addition to the *Cityscape* issue itself, Wachter and Reina also commissioned "Race and Policy: 50 Years After the Fair Housing Act," a series of commentaries, authored by prominent scholars and housing experts, in response to the articles included in the *Cityscape* issue. The commentaries aim to further explore and debate this important topic.

"Symposium: The Fair Housing Act at 50," *Cityscape* (March 2019), co-edited by Vincent Reina and Susan Wachter, includes the following articles:

Endowments and Minority Homeownership, by Arthur Acolin of the University of Washington and Desen Lin and Susan Wachter of the University of Pennsylvania

The Potential of the Fair Housing Act's Affirmative Mandate and HUD's AFFH Rule, by Katherine M. O'Regan of the Robert F. Wagner Graduate School of Public Service, New York University, and Ken Zimmerman of the Furman Center for Real Estate & Urban Policy, New York University

Racially Concentrated Areas of Affluence: A Preliminary Investigation, by Edward Goetz, Anthony Damiano, and Rashad Williams of the University of Minnesota

Are Location Affordability and Fair Housing on a Collision Course? Race, Transportation Costs, and the Siting of Subsidized Housing, by Vincent Reina and Erick Guerra of the University of Pennsylvania and Jake Wegmann of the University of Texas at Austin

"Race and Policy: 50 Years After the Fair Housing Act," edited by Reina and Wachter, includes the following articles:

Changing Dynamics of Urban Development and Threats to the Affirmatively Furthering Fair Housing Rule, by Justin Steil of the Massachusetts Institute of Technology

The Fair Housing Act's Affirmative Mandate at 50: Power, Promise, and Potential Unrealized, by Elizabeth K. Julian of the Inclusive Communities Project

The Fair Housing Act and Persistence of Low Minority Homeownership, Indeed, by Kevin Chavers of the Bedford Stuyvesant Restoration Corporation

Commentary: Endowments and Minority Homeownership, by Gary Dean Painter of the University of Southern California

Consider Segregated Affluence, by Olatunde Johnson of Columbia University

Promoting Equity and Inclusion through Problematising Concentrated White Affluence, by Amy T. Khare and Mark L. Joseph of Case Western Reserve University

Commentary: Are Location Affordability and Fair Housing on a Collision Course? by Casey Dawkins of the University of Maryland

Timing is Everything—Commentary: Are Location Affordability and Fair Housing on a Collision Course? by Lisa T. Alexander of the University of Pennsylvania

Cityscape

A Journal of Policy Development and Research

THE FAIR HOUSING ACT AT 50
VOLUME 21, NUMBER 1 • 2019



PD&R

U.S. Department of Housing and Urban Development Office of Policy Development and Research

PennIUR
PENN INSTITUTE FOR URBAN RESEARCH

PENN IUR BRIEF

RACE AND POLICY: 50 YEARS AFTER THE FAIR HOUSING ACT

COMMENTARY

EDITED BY VINCENT J. REINA AND SUSAN WACHTER
APRIL 2019

Photo by Joseph Wingerhoff, via Flickr

CONVENING

Opportunity Zones: Transforming America's Disinvested Communities for a Better Future for All

On April 11, in partnership with the Philadelphia Industrial Development Corporation (PIDC), Enterprise Community Partners, the Weitzman School of Design, and the Wharton Social Impact Initiative, Penn IUR sponsored a three-part symposium titled "Opportunity Zones: Transforming America's Disinvested Communities for a Better Future for All." This series of expert panels gathered academics, practitioners, and government officials to discuss the potential implications of the Opportunity Zone incentive, including its ability to transform disinvested urban neighborhoods and provide greater opportunities for local residents and business owners.

Throughout the day, panel participants detailed the strengths and weaknesses of how Opportunity Zones can promote social inclusion and economic development, as well as the methods and limitations for measuring outcomes to incentivize accountability and foster community engagement. Participants noted that while the new tax incentive does not include

guidelines or enforcement mechanisms, socially conscious builders shouldn't feel the need to hold back on implementation and development. Paired with careful efforts to ensure transparency and community engagement, Opportunity Zones have the potential to transform disinvested urban neighborhoods and provide greater opportunities for local residents and business owners.

Speakers presented examples from Newark, NJ, Philadelphia, PA, and Baltimore, MD, to demonstrate aspects of the program that are working as intended as well as to highlight unforeseen challenges that have arisen since the legislation became active. Participants included: Penn IUR Co-Director Susan Wachter; Penn Provost Wendell Pritchett; Tai Cooper, Managing Director, Policy and Advocacy, New Jersey Economic Development Authority; Aisha Glover, President and Chief Executive Officer, Newark Alliance; Anne Bovaird Nevins, Chief Strategy and Communications Officer, PIDC; Vaughn Ross, Deputy Chief of Staff,

Mayor's Office, City of Philadelphia; Ben Seigel, Opportunity Zones Coordinator, Baltimore Development Corporation; Lisa Servon, Professor and Department Chair, City and Regional Planning, Weitzman School of Design; Brian Barry, Senior Vice President, LCOR; Ron Beit, Founder and Chief Executive Officer, RBH Group; David Bramble, Managing Partner, MCB Real Estate LLC; Della Clark, President, The Enterprise Center; Egbert Perry, Chairman and Chief Executive Officer, The Integral Group LLC; Nancy Wagner-Hislip, Chief Investment Officer, Reinvestment Fund; Evan Weiss, Senior Analyst, HJA Strategies; Will Lambe, Director, Capital Solutions, Enterprise Community Loan Fund, Inc.; Kevin Chavers, Managing Director, BlackRock; Anne Fadullon, Director of Planning and Development, City of Philadelphia; Lisa Green Hall, Fellow-in-Residence, Beeck Center for Social Impact + Innovation; Bart Harvey, Former Chief Executive Officer and Chairman of the Board, Enterprise Community Partners; and Ari Shalam, Managing Director, RWN Real Estate Partners LLC.



"Investment for All: Perspectives from the Ground Up," a panel at Penn IUR's April Opportunity Zones event, featured (from left to right): Will Lambe, Della Clark, Egbert Perry, Brian Barry, David Bramble, Evan Weiss, Nancy Wagner-Hislip, and Ron Beit

RESEARCH

Penn IUR and Weitzman School Launch Lab on Urban Informality and Sustainable Urban Development

In May 2019, Penn IUR and the Weitzman School of Design announced the formal launch of the Lab on Urban Informality and Sustainable Urban Development, a project that consolidates and supports efforts throughout the University that explore the way informality is shaping sustainable urban development.

The Lab, led by Penn IUR Co-Director Eugenie Birch and Penn IUR Faculty Fellow Erick Guerra, both faculty of the Weitzman School, aims to generate research and knowledge about informality in all of its many forms. The Lab considers multiple interpretations of informality: a form of marginalization from formal society, a semi-integration into formal society, or a rational form of survival within state-sanctioned institutional arrangements. As such, it looks at the systematic forces that drive informality, and how these forces manifest themselves in various sectors, including housing, employment, transport, energy, and service delivery.

Birch and Guerra have already been working to drive research and projects in this area. Projects already underway or completed include: publications such as *Slums: How Informal Real Estate Markets Work* (University of Pennsylvania Press, 2016) and *Beyond Mobility: Planning Cities for People and Projects* (Island Press, 2017); convenings such as “Why Cities? Informality as a Way of Life: Challenges to Sustainable Urban Development,” an April 2019 roundtable aimed to align current research and initiatives on informality; support of doctoral research; and an April 2019 photo contest on the theme of urban informality.

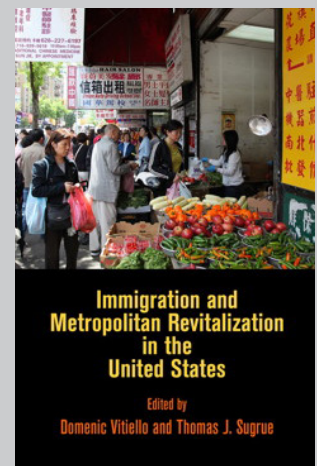
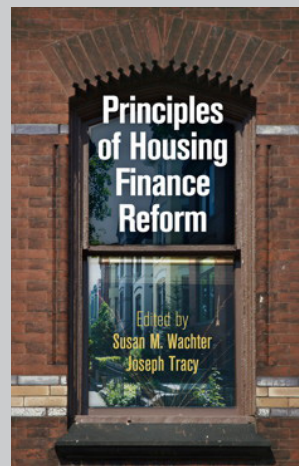
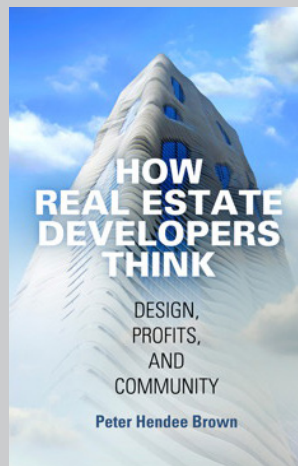
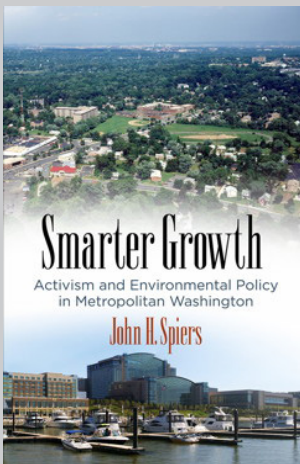
The new Lab on Urban Informality and Sustainable Urban Development will formally integrate, consolidate, and promote the University’s recent and future data collection and research to develop new knowledge in this area.

The City in the 21st Century

Published by the University of Pennsylvania Press and edited by Eugénie Birch and Susan Wachter, *The City in the 21st Century* is an interdisciplinary series of books addressing both topical and long-range issues confronting the world’s cities, from disaster response to cultural coexistence, from civic engagement to urban revitalization.

Recent titles include *Smarter Growth: Activism and Environmental Policy in Metropolitan Washington* by John H. Spiers; *How Real Estate Developers Think: Design, Profits, and Community* by Peter Hendee Brown; *Principles of Housing Finance Reform* by Susan M. Wachter and Joseph Tracy (eds.); and *Immigration and Metropolitan Revitalization in the United States* by Domenic Vitiello and Thomas J. Sugrue (eds.).

Visit www.upenn.edu/pennpress/series/C21.html for a full list of books in the series.



INSTRUCTION

Penn Undergraduates Participate in 2019 Undergraduate Urban Research Colloquium

Each spring semester, Penn IUR sponsors the Undergraduate Urban Research Colloquium (UURC), an advanced research seminar for undergraduate scholars with an interest in urban-focused research. The program pairs students with a faculty mentor with expertise in their areas of interest. Students and faculty teams come from academic departments throughout the University, with students receiving credits through the Weitzman School of Design's Department of City and Regional Planning or the School of Arts and Sciences' Urban Studies Program.

In the spring of 2019, Penn IUR sponsored the 15th annual UURC. Over the course of the semester, students learned about existing research resources at Penn, visited the Architecture Archives, attended community meetings relevant to their individual research, and learned about systematic research processes by refining their research design, collecting data, and presenting their results. Each session, faculty from different schools visited the class to introduce students to a variety of ways that urban-centered research

can be pursued. Students learned about conducting historical research using public and private archives, establishing relationships with community partners for community-based research, and using spatial analysis to inform public policy. The semester concluded with a presentation on actionable intelligence—how academic research can be translated to practice. The seven student–faculty teams and their topics of study this year are listed below.

A Comparative Ethnographic Study on Employment Practices at Local Urban Universities

Student: SAMANTHA STEIN, School of Arts and Sciences

Mentor: AARON LEVY, School of Arts and Sciences

Community Engagement in City-Based Human Service Funding Decisions

Student: KAVYA SINGH, School of Arts and Sciences

Mentor: MEGAN FARWELL, PhD Candidate, School of Social Policy and Practice

The Construction of Histories of James Town: Oral, Written, and Mapped

Student: ANUNYA BAHANDA, School of Arts and Sciences

Mentor: KIMBERLY NORONHA, PhD Candidate, Weitzman School of Design

Local Accountability Effects in Philadelphia

Student: AARON SOO PING CHOW, School of Arts and Sciences

Mentor: HAISHENG YANG, PhD Candidate, Graduate School of Education

Restorying the Scale of Death: Thirteen Reasons Why We Need “Small Stories” in Urban Education

Student: PINAR GOKTAS, School of Nursing/School of Arts and Sciences

Mentors: EMILY PLUMMER and JOSH COLEMAN, PhD Candidates, Graduate School of Education

Smart Cities

Students: PATRICK TEESE, School of Arts and Sciences; RACHEL CHU, School of Arts and Sciences; SOPHIA YE, The Wharton School

Mentor: ALLISON LASSITER, Weitzman School of Design

The Role of Teachers in Creating a Positive School Climate in the Context of Low-Income and Conflict-Affected Countries

Student: ADAMSEGED ABEBE, School of Arts and Sciences/School of Social Policy and Practice

Mentor: CHRISTIANA KALLON, PhD Candidate, Graduate School of Education

Penn IUR Faculty Fellows News & Awards



AMMON RECEIVES FELLOWSHIP FOR NEW VOLUME

Francesca Ammon, Associate Professor, Department of City and Regional Planning, Weitzman School of Design, received an American Council of Learned Societies Fellowship to spend the next year working on research for her book on the history of the urban renewal of Philadelphia's Society Hill neighborhood. She published the article "Picturing Preservation: Photographs as Urban Renewal Planning Knowledge in Society Hill, Philadelphia," in the *Journal of Planning Education and Research*. She also published "Resisting Gentrification amid Historic Preservation: Society Hill, Philadelphia and the Fight for Low-Income Housing," in the journal *Change Over Time*. At graduation this spring, she received the G. Holmes Perkins Distinguished Graduate Teaching Award for Standing Faculty from the University of Pennsylvania Stuart Weitzman School of Design.



BIRCH HEADS STUDY ON INFORMALITY IN GHANA

Eugénie Birch, Nussdorf Professor of Urban Research and Education, Department of City and Regional Planning, Weitzman School of Design, supervised a study looking at informal workers and traffic congestion in Accra, Ghana, with a team composed of students from the Penn doctoral program in City and Regional Planning and the Woodrow Wilson School, Princeton University. This work contributed to the Accra Metropolitan Assembly's resilience plan undertaken as part of the Rockefeller Foundation's 100 Resilient Cities initiative. Last fall, the World Economic Forum invited her to join its Global Future Council on Cities and Urbanization. Under its auspices she attended its annual meeting in Dubai and gave a talk at the MIT/WEF "Forum on the Future of Cities: Urban Intelligence" in April. This spring, she worked with Amanda Lloyd, Penn IUR Research Associate, on a study, "Philadelphia's Business Improvement Districts, Catalyzing Great Public Spaces through Public-Private Partnerships," in partnership with the Wilson Center, Washington, D.C., and the Korean Housing and Urban Guarantee Corporation. In June, she presented work on public space and urban health at the Forum on Public Private Partnerships for Global Health and Safety at the National Academy of Sciences, Engineering and Medicine, Washington, D.C.



CULHANE CO-AUTHORS RESEARCH ON HOMELESSNESS

Dennis Culhane, Professor, Dana and Andrew Stone Chair in Social Policy, and Co-Principal Investigator, Actionable Intelligence for Social Policy, School of Social Policy and Practice, completed a multi-site study on aging homelessness titled "The Emerging Crisis of Aged Homelessness: Could Housing Solutions Be Funded by Avoidance of Excess Shelter, Hospital, and Nursing Home Costs?" with a team of researchers in January. In March, he co-authored a report for the City of Philadelphia on an initiative to close two homeless encampments titled "An Evaluation of the City of Philadelphia's Kensington Encampment Resolution Pilot."



DURANTON ORGANIZES CONFERENCE IN CHINA

Gilles Durant, Dean's Chair in Real Estate Professor and Chair, Department of Real Estate, The Wharton School, co-organized a conference on urban economics and public services in developing countries with the University of Jinan and the Asian Development Bank. Held in July in Guangzhou, China, the event convened international experts to share new research on the provisioning of public goods amid rapid urbanization.



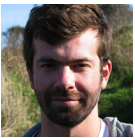
FERREIRA PRESENTING AT NORTHWESTERN

Fernando Vendramel Ferreira, C. F. Koo Professor, Department of Real Estate, Department of Business Economics and Public Policy, The Wharton School, is presenting the paper "Occupy Government: Democracy and the Dynamics of Personnel Decisions and Public Finances" at the Future of Cities conference hosted by the Northwestern University Kellogg School of Management. The paper studies the causes and consequences of patronage in Brazilian cities since the country's re-democratization.



GOVERNEUR LEADS TEACHING MODULE IN COLOMBIA

David Gouverneur, Associate Professor of Practice, Department of Landscape Architecture, Weitzman School of Design, participated in the Wright-Ingraham Institute's Field Stations program, "New Futures for Rural Landscapes," a month-long immersive educational workshop that brought together students and professors from design, ecology, and the social sciences to study ecologically critical places facing rapid change. Joined by Nicholas Pevzner, Senior Lecturer, Department of Landscape Architecture, Weitzman School, and Stephanie Carlisle, Lecturer, Weitzman School, he led a one-week module on classic urban case studies and informal urban upgrading in Medellín, the regional capital of the state of Antioquia, Colombia. Along with local community partners, he led site visits to various barrio improvement projects under architect Alejandro Echiverri's Integrated Urban Project (PUI) program. His group studied barrio improvements such as the Metrocable transportation system, a network of public libraries, newly introduced streets, and water and sewer lines, all of which have jumpstarted commercial activity and growth in formerly neglected and ultra-violent informal neighborhoods.



GUERRA BECOMES PENN DIRECTOR OF USDOT CENTER

Erick Guerra, Associate Professor in City and Regional Planning, School of Design, became Penn's director of the U.S. Department of Transportation's Tier 1 University Transportation Center, "Cooperative Mobility for Competitive Megaregions." The center, led by Ming Zhang, Professor of Community and Regional Planning, School of Architecture, University of Texas at Austin, is actively supporting a dozen faculty research grants, studios, and seminars at Penn. Guerra also recently coauthored a paper on the relationship between neighborhood population density and traffic safety in the Philadelphia region with Xiaoxia Dong, PhD Candidate, Department of City and Regional Planning, Weitzman School, and Michelle Kondo, USDA Forest Service.



HARKAVY CO-EDITS NEW VOLUME

Ira Harkavy, Associate Vice President and Founding Director, Barbara and Edward Netter Center for Community Partnerships, co-edited *The Local Mission of Higher Education: Principles and Practice* with Sjur Bergan, Council of Europe, and Ronnie Munck, Dublin City University. He also contributed three chapters to the volume. In April, the Philadelphia Higher Education Network for Neighborhood Development (PHENND) celebrated its 30th anniversary with a conference on campus, *Trauma + the Arts: Mobilizing Anchor Institutions*. Harkavy is a founder and current Co-Chair of PHENND. In May, Harkavy presented "Implementing University-Community Partnerships and University-Assisted Community Schools: What Should Be Done?" at Queens College, City University of New York. In June, at the Council of Europe in Strasbourg, France, he spoke at the European Conference on the Local Mission of Higher Education, co-sponsored by Anchor Institutions Task Force (AITF), and "Global Forum on Academic Freedom, Institutional Autonomy, and the Future of Democracy," co-sponsored by the International Consortium for Higher Education, Civic Responsibility, and Democracy.



JACKSON'S VOLUME TRANSLATED

The Penn Press volume *Social Policy and Social Justice*, edited by John L. Jackson Jr., Walter H. Annenberg Dean and Richard Perry University Professor, Annenberg School for Communication, was published in Chinese in June by Social Sciences Academy Press.



KUNREUTHER PUBLISHES NEW VOLUME

Howard Kunreuther, James G. Dinan Professor Emeritus of Operations, Information and Decisions; Co-Director, Risk Management and Decision Processes Center, The Wharton School, published the Penn Press volume *The Future of Risk Management*, with Robert Meyer and Erwann Michel-Kerjan. He published the article "Adoption of Individual Flood Damage Mitigation Measures in New York City: An Extension of Protection Motivation Theory" with W.J. Wouter Botzen, Jeffrey Czajkowski, and Hans de Moel in the journal *Risk Analysis* as well as the article "Responses to Losses in High-Deductible Health Insurance: Persistence, Emotions, and Rationality" with Mark V. Pauly in the journal *Behavioural Public Policy*.

Penn IUR Faculty Fellows News & Awards

(CONTINUED)



LUM APPOINTED PRESIDENTIAL PROFESSOR

Ken Lum, Professor and Chair, Department of Fine Arts, Weitzman School of Design, was awarded the title of Marilyn Jordan Taylor Presidential Professor in August. His book *Everything is Relevant: Writings on Art and Life, 1991-2018*, will be published in October by Concordia University Press. His book *Monument Lab: Creative Speculations for Philadelphia*, co-edited with Paul M. Farber, Lecturer, Department of Fine Arts, Weitzman School, will be published by Temple University Press in November. He is currently engaged in artistic projects for the City of Vancouver, Canada; Galerie Klemms in Berlin, Germany; the Asian Art Museum in San Francisco; and the Royale Projects gallery in Los Angeles.



PERNA JOINS THE NATIONAL ACADEMY OF EDUCATION

Laura Perna, GSE Centennial Presidential Professor of Education and Executive Director of the Alliance for Higher Education and Democracy (AHEAD), was elected to the National Academy of Education in February. She also published "The Role of Educational Research in Congressional Hearings," with Kata Orosz, Assistant Professor, Central European University, and Daniel Kent, Research Analyst, Research for Action, in *American Educational Research Journal*. In March, she released a new Penn AHEAD study, "Questioning the Calculations: Are Colleges Complying with Federal and Ethical Mandates for Providing Students with Estimated Costs?" available at: <http://www.ahead-penn.org/research-projects/questioning-calculations>.



REINA CO-HOSTS CONFERENCE

Vincent Reina, Assistant Professor, Department of City and Regional Planning, was selected to become a Stoneleigh Foundation Fellow. This fellowship will support his research on the connection between housing and youth outcome over the next three years. In May, he co-hosted the conference "Housing Affordability in the Advanced Economies" with Peter Kemp, Professor of Public Policy, Blavatnik School of Government, University of Oxford, bringing together leading academics from across the globe to present research on housing affordability over the course of two days in Oxford, England. With Susan Wachter, Co-Director, Penn IUR, he co-edited a special issue of *Cityscape* on the 50th anniversary of the Fair Housing Act, and had several articles on Section 8 vouchers, location affordability, and U.S. housing policy published in *Housing Policy Debate*, *Urban Studies*, and *Cityscape*.



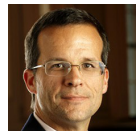
RYBCZYNSKI PUBLISHES NEW VOLUME

Witold Rybczynski, Martin and Margy Meyerson Professor Emeritus of Urbanism, published the book *Charleston Fancy: Little Houses and Big Dreams in the Holy City* in March. The book presents a series of mini-lessons on the history, urbanism, and aesthetics of the town of Charleston, South Carolina, home to the first historic district in the United States.



SERVON BEGINS NEW RESEARCH PROJECTS

Lisa Servon, Kevin and Erica Penn Presidential Professor and Chair, Department of City and Regional Planning, Weitzman School of Design, completed the research phase of a project on the financial barriers faced by the formerly incarcerated funded by the New York Community Trust. She also began work on two papers that explore the use of small dollar credit, such as payday loans, as part of a grant from the MetLife Foundation. One paper examines how women's uses of these products and their financial situations differ from those of men. The other paper documents the use of payday and other loans to cover medical expenses.



SKEEL PUBLISHES SYMPOSIUM

David Skeel, S. Samuel Arsht Professor of Corporate Law, School of Law, organized the symposium "Bankruptcy's New Frontiers" with William Bratton, Nicholas F. Gallicchio Professor, School of Law, published in *University of Pennsylvania Law Review*. He continues to serve as one of the seven members of the Financial Oversight and Management Board for Puerto Rico appointed by President Obama in August 2016. In February, he gave a keynote address on the work of the Oversight Board at the third-annual PROMESA Conference, sponsored by the Puerto Rico Chamber of Congress. In March, he spoke on one of the panels at the "Puerto Rico at a Crossroads" conference, sponsored by The Wharton School. In May, he received the 2019 Beacon Award for pro-bono service.



SOUTH JOINS FACULTY DEVELOPMENT PROGRAM

Eugenia South, Assistant Professor, Emergency Medicine, Perelman School of Medicine, gave a talk titled “Green is Great: Urban Nature and Health Equity” for Penn Medicine Health Equity Week in April. In July, she joined the Harold Amos Medical Faculty Development Program through the Robert Wood Johnson Foundation for a project titled “Increasing Use of Green Space to Improve Mental Health and Wellbeing: A Place-Based Versus Person-Based Approach.”



STEINHARDT RECEIVES TEACHING AWARDS

Nancy Steinhardt, Professor of East Asian Art, Department of East Asian Languages and Civilizations, School of Arts and Sciences and Curator of Chinese Art, Penn Museum, received the Distinguished Teaching of Art History Award from the College Art Association in February. In April, her book *Chinese Architecture: A History* was published by Princeton University Press. She also became a member of the board of directors of the Society of Architectural Historians. In May, she received the Provost’s Award for Distinguished PhD Teaching and Mentorship at Penn.

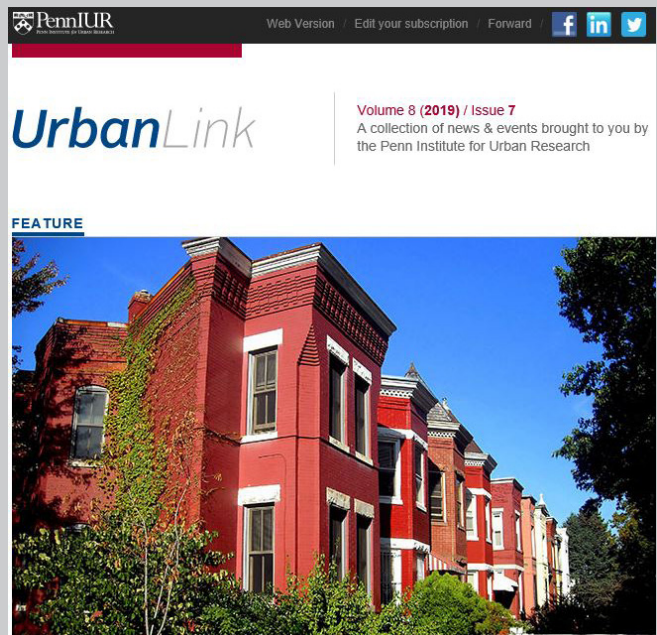
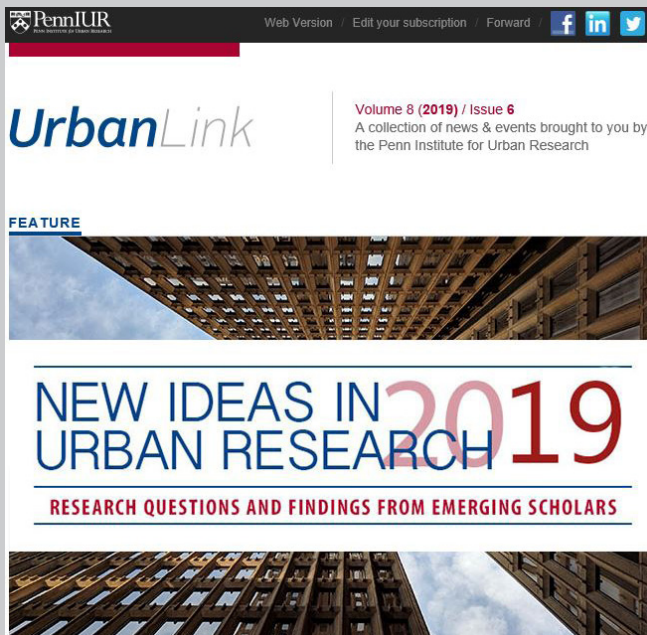


WACHTER TESTIFIES BEFORE U.S. SENATE BANKING COMMITTEE

Susan Wachter, Sussman Professor of Real Estate and Professor of Finance, The Wharton School, and Co-Director, Penn IUR, published “Endowments and Minority Homeownership” in the journal *Cityscape* with co-authors Arthur Acolin and Desen Lin in March. Her interview on the topic of housing markets was published in the International Monetary Fund’s *Global Housing Watch* newsletter in May. She also delivered a keynote address, “Housing Finance and Informed Markets,” at the Ohio State University 2019 PhD Conference on Real Estate and Housing. In June, she testified before the U.S. Senate Committee on Banking, Housing, and Urban Affairs at the hearing “Should Fannie Mae and Freddie Mac be Designated as Systemically Important Financial Institutions?” on the potential privatization of these government-sponsored enterprises. In July, as co-chair of the LIBOR to SOFR Committee, she presented findings on the coming shift from the London Inter-Bank Offered Rate (LIBOR) to the Secured Overnight Financing Rate (SOFR) before the Financial Research Advisory Committee, Office of Financial Research, Financial Stability Oversight Council, U.S. Treasury.

Urban Link

The Urban Link e-newsletter is a monthly online publication featuring expert commentary and scholarship from Penn IUR Faculty Fellows and other affiliates. To bring Penn IUR’s latest initiatives, publications, and events to your inbox, visit <https://pennur.upenn.edu/> and add your email address to subscribe.

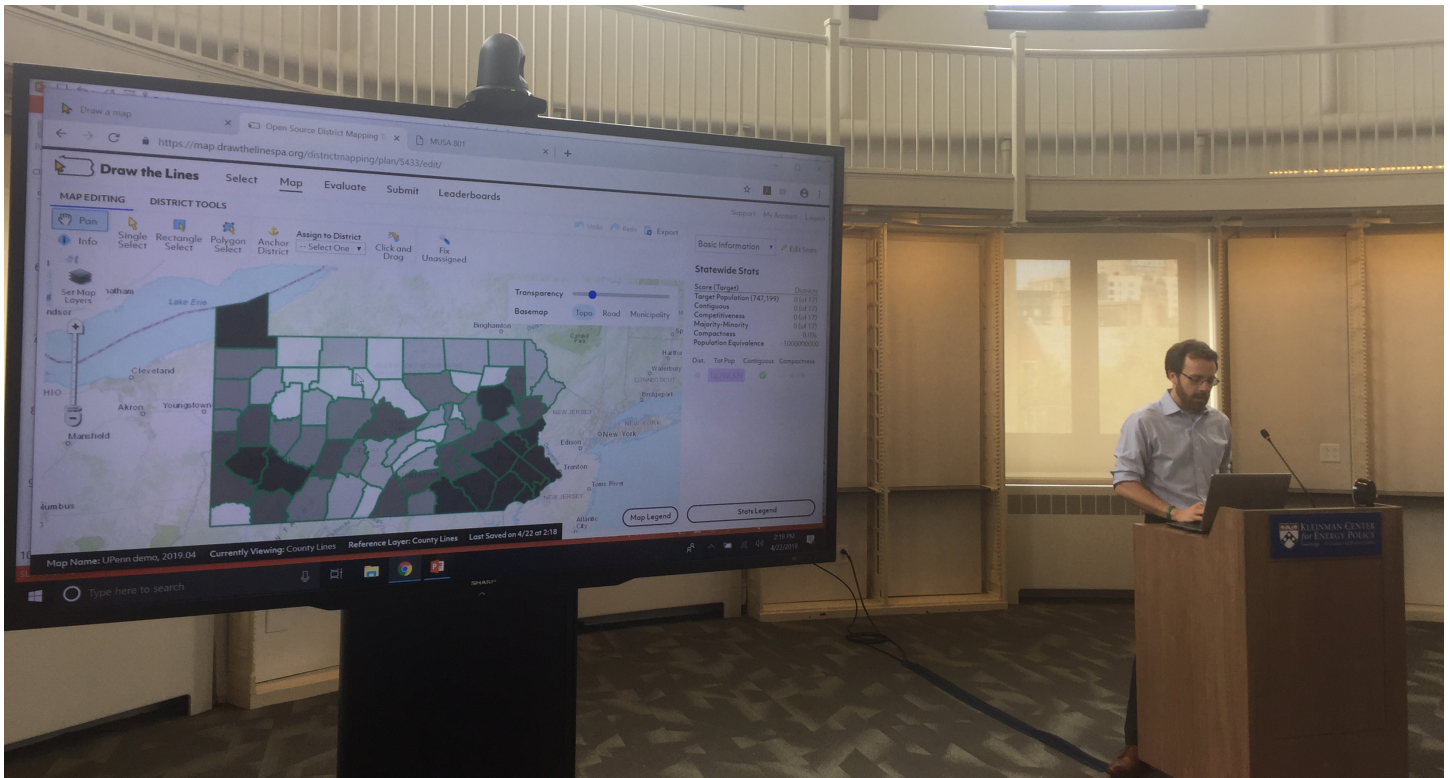


CONVENING

MUSA Workshop: Election Analytics

On April 22, 2019, the MUSA program hosted a master class featuring Chris Satullo, former WHYY News Director and current Draw the Lines Project Manager, and Jonathan Tannen, founder of the Philadelphia election-analytics site Sixty-Six Wards, to discuss the ongoing challenges of election forecasting amid the proliferation of data, gerrymandering, and unrepresentative districts. In 2018, the Pennsylvania Supreme Court overturned the Pennsylvania Congressional Map, calling it one of the most gerrymandered maps in the country. Former Attorney General Eric Holder

has even described gerrymandering as a threat to democracy. In response, Draw the Lines released DistrictBuilder, a suite of digital tools developed by the software company Azavea that allows users to create their own election maps. Satullo discussed the history and effects of gerrymandering and led a live DistrictBuilder tutorial for MUSA students and members of the public. Later, Tannen gave an interactive tutorial on predicting elections in the programming language R, which Sixty-Six Wards regularly uses in its data-based analysis of Philadelphia elections.



Chris Satullo, Project Manager, Draw the Lines, creates a congressional map of the State of Pennsylvania in DistrictBuilder

INSTRUCTION

MUSA Students Complete 2019 Practicum Projects

The Master of Urban Spatial Analytics is a one-year graduate program, administered jointly by Penn IUR and the Weitzman School of Design, that teaches students how to use spatial analysis and data science to address the most pressing public policy and city planning challenges of our day. The program combines coursework on GIS, spatial analysis, data science, statistics, R and python programming, data visualization, and web-based mapping with urban-focused coursework from across the University.

In order to complete the degree, students must complete a capstone project that applies spatial analysis to an urban content area. This year, students undertook and completed the following projects:

EFFECTIVE SMOKE DETECTOR OUTREACH: PREDICTING FIRE RISK IN LOUISVILLE, KY

Rachael Hartofelis, Yixuan Hu, Mayu Tanaka

PREDICTING ILLEGAL RENTALS IN PHILADELPHIA

Jessica Klion, Fay Walker, and Hyo Sung (Angelica) Kim

WAZE: CONGESTION PREDICTION STUDY

Andrew Renninger, Dhruvi Kothari, Lufeng Lin, Sagari Datta

SCORING AOT DATA RELIABILITY

Chin Yee Lee, Rongzhi Mai, Xiaoqi Tang

PREDICTING RECIDIVISM IN GUILFORD COUNTY

Dave Buckler, Li Zhuang, Alex Abramson

PREDICTING BUILDING CODE VIOLATIONS IN SYRACUSE, NEW YORK: A DATA-DRIVEN APPROACH TO CODE INSPECTIONS

Scott Betz, Jibrán Khan, Jonathan Yuan

LEADERSHIP

Egbert Perry, Mauricio Rodas Honored at Penn IUR's 15th Annual Urban Leadership Forum

On April 11, Penn IUR hosted its 15th annual Urban Leadership Forum, "Just and Inclusive Cities," presenting awards to Egbert Perry, Co-Founder, Chair, and CEO of Integral, and Mauricio Rodas, Mayor of Quito, Ecuador. The Urban Leadership Award recognizes exemplary thinkers who have demonstrated the vision to revitalize urban centers, respond to urban crises, and champion urban sustainability in the United States and around the globe.

The event included an introduction by Eugénie Birch, Co-Director, Penn IUR, followed by the awardees' remarks and a moderated discussion with Susan Wachter, Co-Director, Penn IUR. The awards were presented by Amy Gutmann, President, University of Pennsylvania, and Wendell Pritchett, Provost, University of Pennsylvania.

Egbert Perry, who founded Integral in 1993 with a mission to create value in cities and build/rebuild the fabric of communities, has helped the company become a premier provider of sustainable real estate and community solutions in mature and emerging markets across the United States and internationally. With Integral in the mid-1990s, he built Centennial Place, transforming the site of the first public housing project in the U.S. into the country's first mixed-income development. From 2001–2008, he served on the Board of the Federal Reserve Bank of Atlanta, and from 2014–2018 he served as Chairman of the Board of Fannie Mae.

Mauricio Rodas was mayor of Quito, Ecuador, from 2014 to 2019, and at the time of taking office was the youngest mayor in the city's history. During

his time in office, he oversaw the construction of Ecuador's first subway system, initiated a plan to bring zero-emissions transit into Quito's Old City, the world's first UNESCO site, and incorporated more than 20 informal settlements into the official map of the city. As a board member of the C40 Cities Climate Leadership Group, he committed Quito to the Paris Climate Accord, helped craft the Bonn-Fiji Commitment of Local and Regional Leaders at COP23, and spearheaded the efforts of the Global Covenant of Mayors to integrate local authorities into national climate investment plans. He hosted Habitat III, the United Nations Conference of Urban Sustainable Development, in Quito in 2016 and launched the Global Climate City Challenge in 2017.



Speakers at the 15th annual Urban Leadership Forum included (from left to right): Susan Wachter, Co-Director, Penn IUR; Egbert Perry, Co-Founder, Chair, and CEO of Integral; Amy Gutmann, President, University of Pennsylvania; Mauricio Rodas, Mayor, Quito, Ecuador; Wendell Pritchett, Provost, University of Pennsylvania; and Eugénie Birch, Co-Director, Penn IUR

RESEARCH

Penn IUR Announces Joint-Research Study on Urban Regeneration in South Korea and the U.S.

In February, Penn IUR joined a team of researchers from the Wilson Center in Washington, D.C., and the Korean Housing and Urban Guarantee Corporation (HUG) to compare innovative practices in urban regeneration in the United States and South Korea. In addition to housing finance, HUG helps revitalize urban neighborhoods in medium-sized cities facing challenges such as aging populations and declining economic growth. Wilson Center's Sustainable Cities Laboratory explores how communities and local governments create connections that foster livable cities.

The study focused on identifying policy models that promote public-private partnerships to enhance financial support and management of urban regeneration projects. Penn IUR developed two case studies exploring the role of business improvement districts (BIDs) in public space revitalization in Philadelphia: Dilworth Plaza at City Hall, by Center City District, and The Porch at 30th Street Station, by University City District. The case studies show how BIDs provide a framework for encouraging private and civic institutions to take on a larger role in the vitality of their own neighborhoods. As non-profit organizations with quasi-governmental responsibilities, BIDs rely on strong support from local business owners and community members as well as good relationships with municipal authorities to run successful programs. By giving local communities power to invest in their own neighborhoods, BIDs offer policy makers a framework that encourages a bottom-up approach to community investment and spurs public-private partnerships.

Penn IUR and the Wilson Center flew to Busan, South Korea, to discuss the case studies with HUG researchers and officials from the Ministry of Land, Infrastructure, and Transport (MOLIT) and to learn more about current development and revitalization efforts in Busan and the region. Korean case studies highlighted the effects of nationally designated urban regeneration areas and public financing on local neighborhood pilot projects. In contrast to the Korean government-backed financing model, the Philadelphia and Washington, D.C., case studies provided insights into regeneration projects with strong mixes of public and private financing and bottom-up management frameworks.



View towards Port Busan from Gamcheon Culture Village. Photo by Amanda Lloyd.

INSTRUCTION

Penn IUR Fellows in Urban Leadership Program Graduates Inaugural Class of Fellows

In 2018-2019, Penn IUR launched the Fellows in Urban Leadership Program. The program provides a competitively selected cohort of outstanding Penn undergraduates with the opportunity to engage with and learn from high-level local and regional urban leaders drawn from government, business, and civil society. The program provides students with a unique opportunity to understand cities, what it takes to run them, and how to be active contributors to their communities in whatever careers they choose to pursue.

Penn IUR is pleased to congratulate its inaugural graduating Fellows, who completed the program in May 2019. Comprising the first cohort were: Sabrina Aponte,

Amrajan Aujla, Carol Chen, Lucy Corlett, Joel Fonseca, Elana Fortson, Carolynne Liu, Jonathan Delgadillo Lorenzo, Prakash Mishra, Yareqzy Munoz, Kevin Myers, Rachel Pomerantz, Elise Reynolds, and David Zhao.

Fellows attended monthly meetings from September 2018 to May 2019 beginning with an orientation session led by the Penn IUR co-directors and members of the Penn IUR Advisory Board. Following the orientation, they participated in seven off-the-record meetings with individual leaders drawn from the public, private, and civil society sectors, including: Mayor Michael Nutter, former mayor of Philadelphia; Inga Saffron, architecture critic; Paul Levy, CEO of Center City District; Shawn McCanney, President of William

Penn Foundation; Bruce Katz, co-author of *The New Localism* and Director of the Nowak Metro Finance Lab; Anne Fadullon, Director, Philadelphia Department of Planning and Development; Mark Kocent, Penn University Architect; and Anthony Sorrentino, Assistant Vice President, Penn Office of the Executive Vice President. The Fellows were also invited to attend Penn IUR Advisory Board meetings, where they received additional informal mentoring from board members with mutual interests.

The second cohort of fellows will be announced in September 2019 and will meet with local civic and public leaders over the course of the 2019-20 academic year.

PUBLICATION

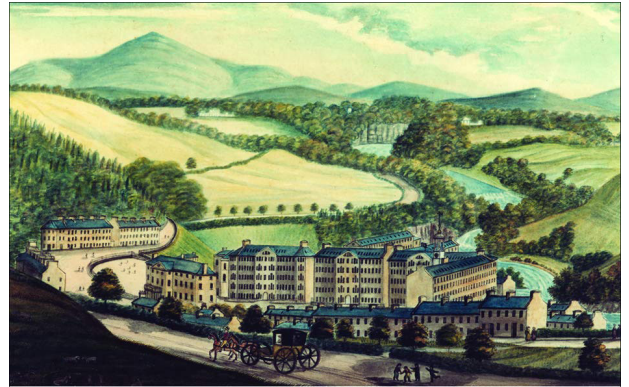
Penn IUR Publishes Two New Books in its City in the 21st Century Series

Penn IUR's Co-Directors Eugénie Birch and Susan Wachter edit *The City in the 21st Century* series published by University of Pennsylvania Press, which now includes 40 volumes. The series explores the depth and breadth of contemporary urban-focused scholarship across a wide range of disciplines, including anthropology, planning, sociology, economics, architecture, urban design, political science, and history. The series represents a cross-section of research and experience on the city across the developed and developing world.

In 2018-19, Penn Press released two volumes in the series: *Transforming the Urban University: Northeastern, 1996-2006*, by Richard M. Freeland, and *Iconic Planned Communities and the Challenge of Change*, by Mary Corbin Sies, Isabelle Gournay, and Robert Freestone.

Transforming the Urban University: Northeastern, 1996-2006, published in May, reviews how Northeastern University in Boston—historically an access-oriented, private urban university serving commuter students from modest backgrounds and characterized by limited academic ambitions and local reach—transformed itself into a selective, national, and residential research university. Having served as president during a critical decade in this transition, Freeland recounts the school's efforts to retain key features from its urban history—an emphasis on undergraduate teaching and learning, a curriculum focused on preparing students for the workplace, its signature program of cooperative education, and its broad involvement in the life of the city—while at the same time raising admission standards, recruiting students on a regional and national basis, improving graduation rates, expanding opportunities for research and graduate education, and dramatically improving its U.S. News ranking.

Iconic Planned Communities and the Challenge of Change, published in June, explores the contemporary fortunes of planned communities around the world. Drawing on interdisciplinary perspectives, the editors and contributors examine what happens to planned communities after they become vulnerable to pressures of growth, change, and decline. Beginning with Robert Owen's industrial village in Scotland and concluding with Robert Davis's neotraditional resort haven in Florida, Sies, Gournay, and Freestone document the effort to translate optimal design into sustaining a common life that works for changing circumstances and new generations of residents. Basing their approach on historical research and practical considerations, the book's contributors argue that preservation efforts succeed best when they build upon foundational planning principles; address landscape, architecture, and social engineering together; and respect the spirit of place. Presenting 23 case studies located in six continents, each contributor considers how to preserve the spirit of the community and its key design elements, and the ways in which those elements can be adapted to contemporary circumstances and changing demographics.



ICONIC PLANNED COMMUNITIES AND THE CHALLENGE OF CHANGE

EDITED BY MARY CORBIN SIES, ISABELLE GOURNAY, AND ROBERT FREESTONE



Transforming the Urban University

NORTHEASTERN, 1996-2006

Richard M. Freeland



CONVENING

Book Talk: Coming of Age in the Other America

On February 27, Penn IUR and the School of Arts and Sciences co-hosted a book talk on *Coming of Age in the Other America*, by Stefanie A. Deluca, James Coleman Professor of Sociology and Social Policy, Johns Hopkins University. Drawing from her fieldwork in Baltimore with parents and children who have resided in public housing, Deluca discussed recent research showing that young people born into low-income families, especially African Americans, will have difficulty entering the middle class, in part because of the disadvantages they experience living in more dangerous neighborhoods, going to inferior public schools, and persistent racial inequality.

But as Deluca's fieldwork shows, some disadvantaged urban youth do achieve upward mobility in spite of overwhelming odds. Children of parents who grew up in public housing are much more likely to complete high school and enroll in college if they are subsequently raised in more affluent communities. For less fortunate young people, factors such as neighborhood violence and family trauma put them on expedited paths to adulthood, forcing them to shorten or end their schooling and find jobs much earlier than their middle-class counterparts.

Deluca's particular area of study is on the importance of sustaining an "identity project"—a strong passion such as music, art, or a dream job—to escaping poverty, finishing school, and building a career. Her first-hand accounts detailed the resiliency of low-income young adults, challenged myths about inner-city youth, and demonstrated that through public policy intervention, the process of "social reproduction"—where children end up stuck in the same place as their parents—is far from inevitable.

INSTRUCTION

Congratulations to 2019 Graduating Penn Urban-Focused Doctoral Students

On May 17, Penn IUR celebrated three of its graduating Affiliated PhD Students during the annual Penn Urban Doctoral Symposium. Co-sponsored by the Penn Urban Studies program, this symposium highlights the work of graduating urban-focused doctoral students.

Graduates present and discuss their dissertation findings and celebrate their work with family, friends, and faculty. We are proud to congratulate the three students who participated in this year's symposium, who are listed below:

CAMERON ANGLUM

Education Policy, Graduate School of Education

Credit Constrained? How the Cost of Capital Affects District Resources and Student Achievement

JAMES MORONE

Political Science, School of Arts & Sciences

Institutions, Social Networks, and the Production of Neighborhood-Level Racial Justice Activism

M. ZOË WARNER

City & Regional Planning, Weitzman School of Design

Influence of Landscape Spatial Patterns and Land Use Planning on Grassland Bird Habitat Occupancy in Chester County, Pennsylvania

Penn IUR Affiliated PhD students participating in the poster session included:

JOSHUA DAVIDSON

City & Regional Planning, Weitzman School of Design

Testing for Exceptional Patterns in the Spatial Patterns of Commuters

YEONHWA LEE

City & Regional Planning, Weitzman School of Design

Does Neighborhood Social Mix Lead to Cross-Group Social Interaction? A Case Study on the Isle of Dogs, London, UK

KIMBERLY NORONHA

City & Regional Planning, Weitzman School of Design

What Happens When Villages Get Swallowed by Cities?

SAMUEL GELDIN

City & Regional Planning, Weitzman School of Design

Evaluating the Transformative Capacity of Flood Management in Barangay Santa Lucia, Pasig City, Philippines

SHENGXIAO (ALEX) LI

City & Regional Planning, Weitzman School of Design

New Town Development and Commuting Disparity in Beijing: Who Wins and Who Loses?

KIMBERLY NORONHA

City & Regional Planning, Weitzman School of Design

ANUNYA BAHANDA

Urban Studies, College of Arts & Sciences

Searching for Gā-Māchie in the Archives

Faculty Spotlight: Mark Alan Hughes

(CONTINUED FROM P. 3)

IN YOUR OPINION, WHAT ARE THE CENTER'S MOST IMPORTANT PROGRAMS OR INITIATIVES? HOW DO YOU MEASURE THEIR IMPACT?

Among the Center's many important programs, I'd say some of my favorites are the Carnot Prize, the Energy Now podcast, the Energy Economics and Finance Seminar, and the Kleinman-Birol Fellowship at the IEA. The Center will award its fifth Carnot prize this fall to recognize distinguished contributions to energy policy. It is our biggest day each year at the Center, and we have beautiful banners hanging in the tower stair hall to commemorate past winners. The Energy Now podcast has quickly grown into one of the top-rated podcasts on energy topics. Our producer and host Andy Stone has the biggest names in energy law, finance, science, regulation, and technology on the show. Our faculty fellow, Arthur Van Benthem of the Wharton School, organizes and runs our Energy Economics and Finance Seminar. The seminar brings Penn and outside scholars to the Center every two weeks to present new research on cutting edge theory and empirical findings. And finally, the Kleinman-Birol Fellows selects Penn graduate students in finance or economics to spend the summer in Paris at the International Energy Agency. The students have been so impressive that the IEA now runs a competition among department heads to determine who will

host the Fellows each summer. We invest heavily in support of performance metrics for our programs. In addition to familiar measures used to understand the impact of our social media and website, we recently started using a Bloomberg service that allows us to track legislation, rulings, and hearings on specific issues, but also allows us to target staffers and members by their interests and assignments for the distribution of our publications.

IN LATE APRIL, THE KLEINMAN CENTER RECEIVED AN ANONYMOUS \$30 MILLION GIFT TO SUPPORT CONTINUED PROGRAMMING. HOW DO YOU SEE THIS GIFT AFFECTING THE CENTER AND IMPACTING THE WORK YOU DO? WHAT IS YOUR VISION FOR FUTURE INITIATIVES THAT THIS GIFT ENABLES?

First, the new gift extends the work of the Center for at least 15 years. This "present and prospective permanence" allows Penn to make longer-lived commitments to problems in energy policy. These commitments operate along two dimensions: first, we can recruit faculty to an enterprise capable of defining a career over time; second, we can couple policy research to science and engineering research over the longer periods of development that characterize the energy system and its governance. Second, the new gift empowers the Center to enter into partnerships beyond the scale of our first five years. The Center currently offers and is always developing some of Penn's most competitive student experiences. The new gift allows the Center to scale up from individual student experiences to more fundamental student experiences at Penn, such as creating new integration for students across the science and policy divide. Third, the new gift equips the Center to be a lead partner in transformative efforts to create sustained research collaborations across the disciplines of science, technology, and policy as well as across the practices of design, law, and finance. These collaborations are often stymied by the traditional boundaries of departments and schools. To date the Center has built and nurtured collaborations

of doctoral students and postdoctoral fellows from as many as four schools. Vagelos Professor Karen Goldberg described her postdoc Amy Chu's experience on one team this way: "This has been a very rewarding collaboration for Amy as well as for the rest of us at the Vagelos Institute who have been involved. We have learned a lot. The input from the policy side and this effort in particular concerning CO₂ to natural gas has impacted our thoughts on carbon dioxide reduction research directions." Changing the direction of a basic science research agenda is the holy grail for social scientists. The new gift will allow the Center to help build larger and longer-lived collaborations among faculty and students to take on the greatest challenges of our and indeed of any time.

YOU HAVE BEEN A LONGTIME PENN IUR FACULTY FELLOW AND COLLABORATOR WITH PENN IUR. HOW HAS YOUR INVOLVEMENT WITH PENN IUR IMPACTED YOUR OWN WORK, AND WHAT KIND OF COLLABORATIONS DO YOU FORESEE IN THE FUTURE BETWEEN KLEINMAN AND PENN IUR?

Personally, Genie and Susan have always been heroes and role models for me, and for the past ten years they have certainly modeled for all of us how to run a group that creates value across the University. One of the key ways in which they model that best practice is in the way they have built an amazing team at Penn IUR, starting with Amy and running throughout every role and position on the team. It is so impressive, and certainly is the essential key to success at the Kleinman Center. Penn IUR is our oldest and strongest partner at Penn. We have become connected to Habitat and the SDGs through our relationship with Penn IUR, efforts that have globalized our own agenda to a degree that would not have otherwise happened. Cities are a critical driver in energy consumption and in the transition to a sustainable energy future. Penn IUR owns the urban research agenda like KCEP owns the energy policy research agenda; it's a match made in heaven.

Research Symposium with the Federal Reserve on the Community Reinvestment Act

(CONTINUED FROM P. 1)

In conjunction with the Symposium, Penn IUR released two publications on housing policy. Penn IUR Faculty Fellows Vincent Reina and Susan Wachter guest co-edited *Cityscape* Volume 21, Number 1, entitled "Symposium: The Fair Housing Act at 50." The series of

articles gathered for this special publication cumulatively show the importance of the FHA and the many challenges that remain to truly achieve its original mandate. In addition, Wachter and Reina also commissioned "Race and Policy: 50 Years After the Fair Housing

Act," a series of commentaries, authored by prominent scholars and housing experts, in response to the articles included in the *Cityscape* issue. (To read more about these publications, see page 4.)

Why Cities? Informality as a Way of Life: Challenges to Sustainable Urban Development

(CONTINUED FROM P. 1)

James Kwame Mensah, Chief Resilience Officer, Accra Metropolitan Assembly; Janice Perlman, author, *Favela: Four Decades of Living on the Edge in Rio de Janeiro*; Patricia Holly Purcell, Head of Partnerships, UN Global Compact Cities Programme; Frederick Steiner, Dean, Paley Professor, Weitzman School of Design; Christopher Williams, Director, New York Liaison Office, UN-Habitat; and Theresa Williamson, Founding Director, Catalytic Communities.

The event also featured case studies prepared by current Penn students. Topics included informal real estate in Mumbai, India; street vending in Johannesburg, South Africa; social enterprise policies in Monrovia, Liberia; mobile banking in Nairobi, Kenya; motorbike usage in Jakarta, Indonesia; community organizations in Nairobi, Kenya; informal employment in Addis Ababa, Ethiopia; and urban villages in Beijing, China. In addition, the Penn student presenters collaborated to prepare a Declaration of Urban Informality to be presented at the UN Habitat meeting in Nairobi, Kenya, in May 2019. Key discussion points were the importance of changing stereotypes around informality and incentivizing the sharing of resources; supporting historically and culturally sensitive developments; implementing policies and programs specifically designed for city residents living with forms of informality; improving data collection, dissemination, and use; and facilitating greater integration and coordination of stakeholder institutions.

Support for this program was provided by the Penn Global Engagement Fund and the Office of the Provost University Research Fund in recognition of the Penn Year of Why. In conjunction with this event, Penn IUR held a public photo contest for images capturing the ways that people in urban areas create or utilize informal systems to survive and thrive. Submissions highlighted many aspects of informality, including housing, work, transportation, food production, and education. See the sidebar for winning images.

Winning Photos: Penn IUR Photo Contest on Urban Informality

Penn IUR received more than 300 submissions from photographers around the world for its 2019 Photo Contest on Urban Informality. We asked our panel of expert judges to judge the photos on the following four criteria: 1) adherence/appropriateness to the theme of urban informality; 2) power of the image; 3) composition; and 4) overall impression. The winning image, "Bamboo Slum," by Mohammad Rakibul Hasan (pictured on page 1), depicts a floating village constructed over a canal in the city of Dhaka, Bangladesh. The following images were awarded the runner-up prize or listed as contest finalists.



Runner Up: "Mymensingh Road," by Rafayat Haque Khan

Description: Entrepreneurs from different localities of Bangladesh travel on the roof of a train with fish and other products to sell in the capital city of Dhaka.

Location: Dhaka, Bangladesh.



Runner Up: "Through the Launderer's Lane," by Amitava Chandra

Description: Clothes from a successful laundry business hung to dry on wires connected between two buildings on a narrow lane.

Location: Kolkata, India.



Runner Up: "Untitled," by Syed Mahabubul Kader.

Location: Dhaka, Bangladesh.



Runner Up: "The Coconut Seller," by Suvajit Mukherjee.

Location: Kolkata, India.



Finalist: "Lifestyle of Boat Laborers," by Rayhan Ahmed.

Description: Day laborers enjoying a brief moment of rest during their break from work.

Location: Dhaka, Bangladesh.

To see the complete selection of contest finalists, go to: <https://penniur.upenn.edu/publications/images-of-urban-informality>

About Penn IUR

THE PENN INSTITUTE FOR URBAN

RESEARCH is dedicated to advancing cross-disciplinary urban-focused research, instruction, and civic engagement on issues relevant to cities around the world. As the global population becomes increasingly urban, understanding cities is vital to informed decision-making and public policy at the local, national, and international levels. Penn IUR has a strong focus on research that informs the sustainable and inclusive 21st-century city. By providing a forum for collaborative scholarship and instruction at Penn and beyond, Penn IUR stimulates research and engages with urban practitioners and policymakers to inform urban policy.

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