

# CURRICULUM VITAE

## LAN DENG

Associate Professor, Urban & Regional Planning Program  
A. Alfred Taubman College of Architecture & Urban Planning  
The University of Michigan  
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## EDUCATION

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**Ph.D.** City and Regional Planning, University of California, Berkeley. 2004

**M.S.** Peking University, Geography, 1999.

**B.S.** Peking University, Geography, 1996.

## POSITIONS HELD

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Associate Professor with tenure, 2012 to Present

Faculty director, Real Estate Development Graduate Certificate, 2016 to present.

Assistant Professor, 2004-2012, Urban and Regional Planning Program, University of Michigan.

Faculty Associate, Liberthal-Roger Center for Chinese Studies, University of Michigan.

## RESEARCH AND TEACHING INTERESTS

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Housing, Real Estate, and Local Public Finance

## PUBLICAITONS (\*indicates graduate student)

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### Manuscript Under Preparation

Margaret Dewar, Lan Deng, Melissa Bloem\*. 2019. Preserving Decent Affordable Housing in Detroit: The Challenges for Low-Income Housing Tax Credit Projects at Year 15. Expected submission date: June 2019.

Lan Deng, Margaret Dewar, Melissa Bloem\*. 2019. Addressing Challenges Posed by the Year-15 Transition in Low-Income Housing Tax Credit Projects: Lessons from Detroit . Expected submission date: September 2019.

## Published Peer-Reviewed Journal Articles

**Lan Deng**, Xiang Yan\*, Jie Chen. 2019. Housing Affordability, Subsidized Lending, and Cross-City Variation in the Performance of China's Housing Provident Fund Program. *Housing Studies*. DOI: 10.1080/02673037.2019.1585521

**Lan Deng**, Jie Chen. 2019. Market Development, State Intervention, and the Dynamics of New Housing Investment in China. *Journal of Urban Affairs*. 41(2): 223-247.

**Lan Deng**, Eric Seymour\*, Margaret Dewar, June Manning Thomas. 2018. Saving Strong Neighborhoods from the Destruction of Mortgage Foreclosures, the Effects of Community-based Efforts in Detroit. *Housing Policy Debate* 28(2): 153-179, Lead Article.

Jie Chen and **Lan Deng** (Corresponding Author). 2014. Financing Affordable Housing through Compulsory Saving: the Two-decade Experience of Housing Provident Fund in China. *Housing Studies* 29(7): 937-958.

**Lan Deng** and Lance Freeman. 2011. Planning for Evaluation: Using Regression Discontinuity to Evaluate Targeted Place-Based Programs. *Journal of Planning Education and Research* 31(3): 308-318.

**Lan Deng**. 2011. Low-Income Housing Tax Credit Developments and Neighborhood Changes. *Housing Studies* 26(6): 867-895. (Reprinted in *Virtual Special Issue: A North America Focus Housing Studies*, 2016)

**Lan Deng**, Qingyun Shen\*, and Lin Wang. 2011. The Emerging Housing Policy Framework in China. *Journal of Planning Literature* 26(2): 168 – 183.

**Lan Deng**. 2011. The External Neighborhood Effects of Low-Income Housing Tax Credit Projects Built by Three Sectors. *Journal of Urban Affairs* 33(2): 143-165.

**Lan Deng**. 2010. The Value of Regulating Building Façade: A Case Study of Masonry Ordinances in Chicago Suburbs. *Journal of Architecture and Planning Research* 27(4):271-286.

**Lan Deng**. 2007. Comparing the Effects of Housing Vouchers and Low-Income Housing Tax Credits on Neighborhood Integration and School Quality. *Journal of Planning Education and Research* 27: 20-35.

**Lan Deng**. 2005. The Cost-Effectiveness of the Low-Income Housing Tax Credit Relative to Vouchers: Evidence from Six Metropolitan Areas. *Housing Policy Debate* 16(3/4): 469-511.

Zhu Xiaodi, Hao Hu, and **Lan Deng**. 2004. Public Housing Policy in China, Singapore, and the United States. *International Journal for Housing Sciences and Its Applications* 28 (4): 275-290.

## Book Chapters

**Lan Deng** and Zhu XiaoDi. 2014. From Public Housing to Joint Ventures: Lessons from the U.S. Housing Policy Development. in *The Future of Public Housing: Ongoing Trends in the*

*East and the West*. P.181-198. Edited by Jie Chen, Mark Stephens, Joyce Yanyun Man. Springer (Springer-Verlag GmbH, Germany).

Chinese version is published by 中信出版社 (2015) and won the Second Prize in *the 13th Research Excellence Award in Philosophy and Social Science* by Shanghai Municipal Government in August 2016.

**Lan Deng**. 2013. Building Affordable Housing in Cities after Abandonment: The Case of Low-Income Housing Tax Credit Developments in Detroit. in *The City after Abandonment*. Edited by Margaret Dewar and June Manning Thomas. The University of Pennsylvania Press.

Liming Dong, **Lan Deng**, Yaodong Deng, and Mingye Zhang. 1999. The Transitional Dynamics of China's Housing Allocation Systems. In *China's Urban Housing Reform – Goals, Models and Difficulties*. Edited by Siwei Cheng, the Vice Chairman of the Standing Committee of the National People's Congress in the People's Republic of China. The Democracy and Construction Press. Beijing, China (in Chinese).

### **Book Reviews**

Lan Deng. 2014. Book Review. Affordable Housing Reader. Edited by J. Rosie Tighe and Elizabeth J. Mueller. *Journal of Urban Affairs*. Jan. 2014

Lan Deng. 2003. Book Review. Urban Sprawl, Causes, Consequences & Policy Responses. *Berkeley Planning Journal* 17.

### **Other Published Work**

Lan Deng and Zhu Xiaodi, 2012. *From Public Housing to Joint Ventures: Lessons from the U.S. Housing Policy Development and What They Mean for China*. Proceedings for the Second International Symposium on Public Housing Futures, Fudan University, China.

Lan Deng. 2011. *Building Affordable Housing in Cities after Abandonment: The Case of Low-Income Housing Tax Credit Developments in Detroit*. CLOSUP Working Paper Series Number 8. Center for Local, State, and Urban Policy (CLOSUP). Gerald R. Ford School of Public Policy. University of Michigan.

Lan Deng. 2009. *Assessing changes in neighborhoods hosting the Low-Income Housing Tax Credit projects*. CLOSUP Working Paper Series Number 19. Center for Local, State, and Urban Policy (CLOSUP). Gerald R. Ford School of Public Policy. University of Michigan.

Lan Deng. 2009. *Has Competition Led to Healthier Neighborhood Effects? A Study of Low-Income Housing Tax Credit Projects Built by Three Sectors*. CLOSUP Working Paper Series Number 18. Center for Local, State, and Urban Policy (CLOSUP). Gerald R. Ford School of Public Policy. University of Michigan.

John Landis, Lan Deng, and Michael Reilly. 2002. *Growth Management Revisited: A Reassessment of Its Efficacy, Price Effects and Impacts on Metropolitan Growth Patterns*. Working Paper 2002-02. Institute of Urban and Regional Planning, U.C. Berkeley.

John D. Landis, Michael Larice, Deva Dawson, and Lan Deng. 2001. *Pay to Play: Residential Development Fees in California Cities and Counties, 1999*. California Department of Housing and Community Development.

Juan Onésimo Sandoval, John Landis, Lan Deng, Heather Koth. 2000. *Estimating the Housing Infill Capacity of the Bay Area*. Working paper 2000-06, Institute of Urban and Regional Development, U.C. Berkeley.

## **Reports**

Lan Deng, Xiang Yan, Jie Chen. 2018. Markets and Institutional Choice: The Performance of Housing Provident Fund in Major Chinese Cities. Paper presented at *The Role of Housing in China's Urban Transformation Symposium*.

Lan Deng, Qingyun Shen, and Lin Wang. 2009. *Housing Policy and Finance in China: A Literature Review*. Interim Report for the U.S. Department of Housing and Urban Development.

John Landis and Lan Deng. 2001. *Evaluating Fair Share Housing Production in California: A Report Card for the 1990s and Projection for the New Millennium*. Report Prepared for California Department of Housing and Community Development.

Lan Deng. 1999. Chapter 3: Shanghai City. In *Urban Governance, Management and Planning: An International Survey*. Edited by David Dowall and Adib Kanafani. Report Prepared for Arriyadh Development Authority, Arriyadh, Kingdom of Saudi Arabia.

## **FELLOWSHIPS AND AWARDS**

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- Book chapter Author. "From Public Housing to Joint Ventures: Lessons from the U.S. Housing Policy Development." in *The Future of Public Housing: Ongoing Trends in the East and the West*. P.181-198. Edited by Jie Chen, Mark Stephens, Joyce Yanyun Man. Springer. Chinese version of the book won the *Second Prize in the 13th Research Excellence Award in Philosophy and Social Science* by Shanghai Municipal Government in August 2016.
- 2015 International Association for China Planning (IACP) Excellent Service Award
- Three-Year Berkeley Fellowship for Graduate Study, U.C. Berkeley, 1999-2002
- Dean's Normative Time Dissertation Fellowship, U.C. Berkeley, 2002-2003
- Dissertation Travel Grant, Program on Housing and Urban Policy. U.C. Berkeley. 2002.
- Dissertation Fellowship, Fisher Center for Real Estate and Urban Economics, U.C. Berkeley, 2001.

## **RESEARCH GRANTS**

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- PI: “The Structure of China’s Housing Development Industry”. Center for Chinese Studies, University of Michigan. \$10,000. May 2018 – Aug. 2019.
- PI: “Preserving Decent Affordable Housing in Detroit: Low-income Housing Tax Credit Projects at Year 15. Community Engagement Grant. Ginsberg Center for Community Service & Learning. \$20,000. Co-PI: Margaret Dewar. May 1, 2018 to May 30, 2020.
- Co-PI: “Preserving Low-Income Housing in Detroit: Low-Income Housing Tax Credit Projects at Year 15”. Poverty Solutions, University of Michigan; Detroit-Community Academic Urban Research Center. PI: Margaret Dewar. \$28,000. Jan. 2017 to Dec. 2017
- PI: “Examining the Local Management Practices of the Housing Provident Fund Program in Three Selected Chinese Cities.” Center for Chinese Studies, University of Michigan. \$19,758. Jan. 2015 – Aug. 2016.
- Rackham Spring/Summer Research Grant. 2015.
- Co-PI. 2014 “Restoring, Retrofitting, and Recoupling Michigan’s Great Lakes Shorelands”. University of Michigan Water Center. \$395,600. PI: Richard Norton.
- Co-PI. 2013 “Helping middle- and working-class neighborhoods recover from mortgage foreclosures and the recession”. With Margi Dewar (PI) and June Thomas. Center for Advanced Research and Solutions. \$11,769. Office of the Vice President for Research. \$9,972. University of Michigan.
- PI. “A Literature Review on Housing Policy and Finance in China”. U.S. Department of Housing and Urban Development. \$1,000. 10/2010 -12/2010.
- PI. “Has the Housing Market in China Gone Awry? An Examination of China’s New Housing Production”. Office of the Vice President for Research and Taubman College of Architecture & Urban Planning. \$15,000. 09/2007-12/2009.
- PI. “Is the Low-Income Housing Tax Credit a Good Tool for Neighborhood Integration and Community Revitalization?” Center for Local, State, and Urban Policy. Major Project. \$31,000. 09/2006 -12/2008.
- PI. “Evaluating the Neighborhood Outcome of Low-Income Housing Tax Credit Projects.” Rackham Faculty Grant and Fellowships. \$15,000. 1/2006 -12/2006.
- PI. “Studying the Housing and Community Impacts of Local Masonry Ordinances in Chicago Suburbs.” The Brick Industry Association. 1/2005 – 12/2005, \$70,000. DRDA 05-2302.
- TCAUP Faculty Research Seed Grant. 1/2005-6/2005 (\$1,500).

## **Invited Talk**

### **2018**

- Lan Deng. Market Development, State Intervention, and the Dynamics of New Housing Investment in China. Invited Keynote Presentation at 5th. Urban China Forum. Columbia University. October 2018
- Lan Deng. Markets and Institutional Choice: The Performance of Housing Provident Fund in Major Chinese Cities. *The Role of Housing in China's Urban Transformation* Symposium. City University of Hong Kong. June. 2018.
- Lan Deng. Housing Markets and Rental Housing Development in China and the United States. Public Lecture. China Vanke Co., Ltd. Beijing Headquarter. July. 2018.
- Lan Deng. Market Development, State Intervention, and the Dynamics of New Housing Investment in China. Invited Speaker at Urban and Real Estate Research Seminar. Central University of Finance and Economics, Beijing, China. July. 2018
- Lan Deng. Financing Affordable Housing in the United States, Policies and Practices. Public Lecture. Heng Long Real Estate Research Center, Tsinghua University. June. 2018.
- Lan Deng. Financing Affordable Housing in the United States, Policies and Practices. Public Lecture. School of Public Administration. RenMin University. June. 2018.

### **2017**

- From Public Housing to Joint Ventures: Lessons from the U.S. Housing Policy Development and What They Mean for China. Public talk in Chongqing University and Southwest Jiaotong University, China.
- Saving Strong Neighborhoods from the Destruction of Mortgage Foreclosures: The Impact of Community-based Efforts in Detroit. Research seminar at Central University of Finance and Economics, Beijing, China.
- Market Development, State Intervention, and the Dynamics of New Housing Investment in China. China Data Center, the University of Michigan.

### **2016**

- Saving Strong Neighborhoods from the Destruction of Mortgage Foreclosures: The Impact of Community-based Efforts. Department of Real Estate. National University of Singapore.

### **2012**

- The Emerging Housing Policy Framework in China. Noon Lecture Series, Center for Chinese Studies, the University of Michigan.







- Roundtable Organizer. *Planning Education in China and the U.S.: A Comparative Perspective for the New Century*. 2012 Annual Meeting of the Association of Collegiate Schools of Planning (ACSP), Cincinnati, Ohio.
- *Housing Subsidy Programs and Neighborhood Spillover Effects*. Roundtable Presentation. Annual Meeting of the Association of Collegiate Schools of Planning (ACSP), Cincinnati, Ohio.

## **2011**

- How Has the Housing Supply System Changed in China? An Empirical Test of China's Housing Production Function. Presented at the Annual Meeting of the International Association for China Planning (IACP), Beijing.
- Has Housing Production Gone Awry in China? An Examination of China's New Housing Production Function. Annual Meeting of the Urban Affairs Association, New Orleans, LA.

## **2010**

- The Use of Low-income Housing Tax Credits in Abandoned Cities, the Detroit Case. Annual Meeting of the Association of Collegiate Schools of Planning, Minneapolis, MN.

## **2009**

- Has Competition Led to Healthier Neighborhood Effects? A Study of Low-Income Housing Tax Credit Projects Built by Three Sectors. Annual Meeting of the Association of Collegiate Schools of Planning, Washington D.C.
- Assessing Changes in Neighborhoods Hosting the Low-Income Housing Tax Credit Projects. Annual Meeting of the Urban Affairs Association, Chicago, IL.

## **2008**

- Assessing Changes in Neighborhoods Hosting the Low-Income Housing Tax Credit Projects. Annual Meeting of the Association of Collegiate Schools of Planning, Chicago, IL.

## **2006**

- Measuring the Neighborhood Impacts of Low-Income Housing Tax Credit Projects. Annual Meeting of the Association of Collegiate Schools of Planning (ACSP), Fort Worth, TX.
- Masonry Planning in Community Development. Annual Meeting of the American Planning Association, San Antonio, TX.
- Tax Policy and the Real Estate Market: What Can China Learn from the U.S. Experience? The First International Conference on China Planning, Beijing. Organized by China Planning Network and Ministry of Housing and Urban-Rural Development of China.

## **2005**

- Construction Quality, Externality, and Community Development. Annual Meeting of the Association of Collegiate Schools of Planning (ACSP), Kansas City, MO.

## **2002**

- The Low-Income Housing Tax Credit Program: How Well Does It Work Relative to the Voucher Program? The Miami Experience. Annual Meeting of the Association of Collegiate Schools of Planning (ACSP), Baltimore, MD.

## **2001**

- Zhongguancun, China's High-Tech Dream. Annual Meeting of the Association of Collegiate Schools of Planning (ACSP), Cleveland, OH.

## **TEACHING**

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### **Courses Taught at the University of Michigan**

UP537 (Housing Policy and Economics)

UP 568 (Real Estate and Urban Development)

UP610 (Fiscal Planning and Management)

UP506 (Introduction to Geographic Information Systems)

### **Courses Taught at the University of California, Berkeley**

CP 113 (Economic Analysis for Planning)

CP 207 (Housing and Urban Economics)

## **ACADEMIC AND PROFESSIONAL SERVICE**

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### **Service to the Urban and Regional Planning Program**

URP Research Committee (Chair), 2017-2018, 2018-2019

Member, LEO Review Committee, 2017-2018

Member, Faculty Search Committee for Professor of Practice, 2017-2018

Faculty advisor. Student Project *Axis Woodhills*. Winner of Runner-Up Award in *2017 U.S. Department of Housing and Urban Development Innovations in Affordable Housing (IAH) Planning and Design Student Competition*.

MUP Admission Committee, 2004- 2005, 2010-2011, 2011-2012, 2015-2016, 2017-2018, 2018-2019.

MUP Recruiting Committee (Chair), 2016-2017

Ph.D. Committee, 2016-2017

Physical Planning and Urban Design Faculty Search Committee, Fall 2015.

Research Committee. Fall 2014

Strategic Planning Committee, 2012-2013.

Ph.D. Admission Committee, 2012-2013.

Ph.D. Dissertation Proposal Hearing Committee, 2004- Present.

Curriculum Committee, 2004-2009. 2015-2016

Detroit Study Faculty Search Committee. 2011-2012

Land Use Planning Faculty Search Committee, 2009-2010.

Real Estate Faculty Search Committee, 2007-2008, 2008-2009, 2009-2010.

Faculty advisor, Martin Luther King Symposium on Mortgage Foreclosure Crisis, 2008.

Faculty advisor, Urban Land Institute Hines Student Urban Design Competition, 2010.

### **Service to the Taubman College of Architecture and Urban Planning**

Faculty Director, Real Estate Development Graduate Certificate, 2016 to present.

Executive Committee, 2018-2019; 2019-2020.

One School Initiative, 2016-2017, 2017-2018, 2018-2019

Promotion & Tenure Committee. 2013-2014; 2014-2015; 2015-2016; 2016-2017

MUD Task Force, 2012-2013.

Acting Director (Fall 2011 and Fall 2012), Real Estate Development Certificate.

Centennial Celebrations International Conference Committee, 2006-2007.

Faculty Advisory Committee for Real Estate Development Certificate Program, 2005-2016.

Brainstorm Committee on Student Admission, 2008-2009.

Brainstorm Committee on Real Estate Development Certificate Program, 2008-2009.

### **Service to the University of Michigan**

Executive Committee Member for the Lieberthal-Rogel Center for Chinese Studies, 2015-2016; 2018-2020.

Rackham Predoctoral Fellowship Selection Committee, 2015-2016, 2016-2017, 2017-2018

International Institute Summer Fellowship Review Committee. 2012-2013, 2017-2018

Foreign Language and Area Studies (FLAS) Fellowship Committee. 2012-2013

### **Service to the Profession both the U.S. and Abroad**

Standing Review Board, *Humanities and Social Sciences Panel of the Research Grants Council* (RGC) under the University Grants Committee, Hong Kong. 2019-2020.

Management Board, *Housing Studies*, the United Kingdom.

Lincoln Institute of Land Policy/ACSP Curriculum Innovation Award Task Force, 2017-2018;  
2018-2019

Track Chair, Housing and Community Development, Association of Collegiate Schools of  
Planning, 2014 – 2015, 2015-2016, 2016-2017.

Treasurer, Board of Directors, International Association for China Planning (IACP). 2011-2012,  
2012-2013.

**Professional association:**

*The Association of Collegiate Schools of Planning (ACSP)*

*Urban Affairs Association (UAA)*

*International Association for China Planning (IACP)*