



Housing Affordability Initiative Research Release:
*Effects of Mix-Income Multi-Family Housing
Developments on Single-Family Housing Values*
April 27, 2005

MARC DRAISEN

Marc Draisen is the Executive Director of the Metropolitan Area Planning Council (MAPC). MAPC is the designated regional planning agency for 101 cities and towns throughout Metro Boston. MAPC also serves on the Boston Metropolitan Planning Organization, acts as the region's Economic Development District, and provides a wide array of technical and planning services to municipal governments and non-profit agencies.

Mr. Draisen served two terms in the Massachusetts House of Representatives, where he represented neighborhoods in Boston and Brookline. He also worked for eight years as President and CEO of the Massachusetts Association of Community Development Corporations (MACDC), the trade association for 70 non-profit community-based developers. Mr. Draisen's housing expertise also stems from his years as Executive Director of the Citizens' Housing and Planning Association (CHAPA) and Director of Private Housing at the Executive Office of Communities and Development.

TERRY EGAN

Terry Egan is editor in chief of Banker & Tradesman, a Boston-based weekly business newspaper focusing on real estate, banking, mortgage lending, development and construction, planning, architecture and other related industries. He has been with Banker & Tradesman since 1997. In addition, Egan edits several other publications for The Warren Group, a provider of real estate data, including Banker & Tradesman's sister newspaper in Connecticut, The Commercial Record, and numerous trade association member magazines.

MATTHEW FEHER

Matthew Feher is a lobbyist with the Massachusetts Municipal Association, the voice of the state's 351 cities and towns. The MMA advocates before the state Legislature, the Administration, the state's regulatory bodies and, on occasion, the courts. Matthew is the MMA's principal lobbyist on housing and land use issues and serves as staff person of the MMA's Housing and Land Use Task Force. Matthew has represented the MMA's interests on numerous statewide affordable housing initiatives including the Governor's Chapter 40B Task Force.

Besides housing and land use issues, Matthew is also involved in municipal issues related to public transportation, public construction and telecommunications.

ANDREW GOTTLIEB

Andrew Gottlieb is Deputy Secretary in the Office for Commonwealth Development where he focuses on development of innovative financing strategies in support of Smart Growth implementation.

Prior to joining OCD, Mr. Gottlieb was at the Department of Environmental Protection in a variety of positions, most recently Assistant Commissioner for Policy and Planning.

Mr. Gottlieb received his M.B.A. from Boston University in 1996 and his B.A. in Government from Harvard University in 1985.



Housing Affordability Initiative Research Release:
*Effects of Mix-Income Multi-Family Housing
Developments on Single-Family Housing Values*
April 27, 2005

FRED HABIB

Fred Habib serves as Deputy Director for the Department of Housing and Community Development. He oversees the Department's three divisions: Community Services, Public Housing and Rental Assistance, and Housing Development. He has lead efforts to reform Chapter 40B and to assist in the passage of Chapter 40R. He has been with DHCD for 12 years.

Prior to working at DHCD, Fred worked in the Massachusetts Senate as staffer for the Senate Committee on Ways and Means under Senator Patricia McGovern of Lawrence. His focus was on fiscal affairs and local aid.

He earned his Master's degree in Public Affairs from the McCormack Institute at the University of Massachusetts, Boston and a Bachelor's Degree from the University of Massachusetts, Amherst.

W. TOD MCGRATH

W. Tod McGrath is the President of AdvisoRE, LLC which assists clients with real estate strategy, analytics, and negotiation. He was previously Sr. Vice President at McCall & Almy, Inc. in Boston where he helped formulate and implement real estate acquisition/disposition strategies for corporate clients.

McGrath is a graduate of Columbia College and received his MBA from the Graduate School of Business of Columbia University. At MIT, he has taught finance in the Department of Urban Studies and Planning, and real estate finance at the Center for Real Estate, as well as professional development courses in finance and spreadsheet analysis. McGrath is the author of a number of papers on real estate finance. He won Shidler awards in 1987 and 1988 for the best real estate writing by a graduate student nationwide

HENRY O. POLLAKOWSKI

Henry O. Pollakowski is director of the Center's Affordable Housing Initiative and the editor of the Journal of Housing Economics. In addition to spending over a decade as a senior researcher at the Harvard Joint Center for Housing Studies, he has taught at Boston College, Harvard University, the University of York (UK), and the University of Washington. Dr. Pollakowski has done extensive work in housing economics, including influential contributions to the measurement of quality-adjusted housing price changes. He has also specialized in the study of land-use regulations. He is the author of numerous scholarly and professional journal articles and *Urban Housing Markets and Residential Location*, a book focusing on the role of location. He is also the author of *Housing Economics*, the first Russian language textbook on the subject.

Much of Dr. Pollakowski's recent work has dealt with housing affordability, Boston-area residential land use, housing rehabilitation, and commercial property price indexes. He has served as a Director of the American Real Estate and Urban Economics Association and as guest editor for the Association's journal for a recent office markets issue.

Dr. Pollakowski received his BA in Economics from the University of Michigan and his Ph.D. in Economics from the University of California at Berkeley.