

Daniel Kuhlmann, Ph.D.

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Professional and Research Interests

Real estate; Housing; Land use.

Academic Appointments

Aug. 2022 **Assistant Professor**, University of Arizona – Planning and Real Estate: School of Landscape Architecture and Planning.
2018-2022. **Assistant Professor**, Iowa State University - Community and Regional Planning; Extension; Finance (Real Estate).

Education

2012-18 **PhD (2018); MA (2012)** - City and Regional Planning, Cornell University
2004-08 **BA** – International Relations, Carleton College

Refereed Journal Articles

2021 "Upzoning and Single-Family Housing Prices: A (very) early analysis of the Minneapolis 2040 Plan." *Journal of the American Planning Association*. Coverage in: *Washington Post, Boston Globe*.
2020 "Fixing up after tearing down: The impact of residential demolitions on nearby housing conditions." *Journal of Planning Education and Research*.
2019 "Coveting Your Neighbor's House. Understanding the positional nature of residential satisfaction." *Housing Studies*. Coverage in: Iowa Public Radio.
2018 "The Social and Fiscal Consequences of Urban Decline: Evidence from Large American Cities, 1980–2010." with Michael Manville. *Urban Affairs Review*.

External Grants and Funding

2021 \$635,420— Keeping shelters in place: Understanding residential landlord decision-making during the COVID-19 Pandemic. **National Science Foundation** (Award #2139816). Co-Pi.
2020 \$60,000—Keeping shelters in place: Understanding residential landlord decision-making during the COVID-19 Pandemic. **National Science Foundation Rapid Grant**. Co-Pi.
2020 \$8,927—Creating a new landlord database for analyzing housing insecurity in Polk Co. **Polk County Housing Trust Fund**. Co-Pi.
2016 \$6,000—Scholar-in-Residence. **Thriving Communities Institute**.

Under Review, Working Papers, & Works in Progress

"Rental Property Owner Stress During the Covid-19 Pandemic." With Biswa Das, Jane Rongerude, Lily Wang, and Lin Quan. *Under Review at Housing and Society*.

"In Search of the Missing Middle? Historical Trends in and Contemporary Correlates of Small Multifamily Development." With Seva Rodnyansky. *Under Review at Landscape and Urban Planning*

"Housing Development in Iowa: Results of the 2021 Iowa State Real Estate Sentiment Survey." *Working Paper*

"The impact of infill development on residential and neighborhood satisfaction." With Suzanne Charles. *Work in progress.*

"How Accessory Dwelling Unit ordinances are framed affects voter support. Evidence from an experimental survey." With Kathryn Terzano. *Work in progress.*

Book Reviews

2019 "Housing Politics in the United Kingdom: Power, Planning, and Protest" by Brian Lund. *Journal of Planning Education and Research.*

Conference, Seminar, and Professional Presentations

2021 Annual Conference of the ACSP; Virtual.

2020 Annual Conference of the ACSP; Virtual.

2019 Annual Conference of the ACSP; Greenville, SC.

2019 Journal of Planning Education and Research Summer Writing Workshop for New Scholars; New Brunswick, NJ.

2018 IA State Design Research Seminar; Ames, IA.

2018 Annual Conference of the ACSP; Buffalo, NY.

2017 Annual Conference of the ACSP; Denver, CO.

2016 Annual Conference of the ACSP; Portland, OR.

2015 Nelson A. Rockefeller Institute of Government Research and Practice in Progress Briefing; Albany, NY.

2015 Annual Conference of the ACSP; Houston, TX

2015 Cornell City and Regional Planning Research Seminar; Ithaca, NY.

2015 Annual Conference of the Urban Affairs Association; Miami, FL.

2015 Krueckeberg Doctoral Conference; Rutgers University.

2014 Local Fiscal Stress: State Austerity Policy and Local Fiscal Response Symposium; Saratoga Springs, NY.

Teaching and Assistantships

F 22 Instructor. RED 507: Real Estate Principles.

S 22 Instructor. CRP 301: Urban Analytical Methods

S 22 Instructor. FIN 271: Real Estate Principles.

S 22 Co-Instructor. CRP 546: Option Studio.

F 21 Instructor. CRP 526: Real Estate Development.

- F 21 Instructor. CRP 391: Santa Fe, NM Field Study.
- S 21 Instructor. CRP 301: Urban Analytic Methods.
S 21 Instructor. FIN 578 MRED Capstone Project.
- F 20 Instructor. CRP 526: Real Estate Development.
F 20 Instructor. Finance 371: Real Estate Principles.
- S 20 Instructor. CRP 301: Urban Analytic Methods.
S 20 Instructor. CRP 471x: Real Estate Development.
- F 19 Instructor. Finance 371: Real Estate Principles.
- S 19 Instructor. CRP 471x: Real Estate Development.
S 19 Instructor. Finance 371: Real Estate Principles.
- S 18 TA. CRP 5120: Public and Spatial Economics for Planners.
- F 17 TA. CRP 1100: The American City.
- S 17 Instructor. CRP 1109: Housing and the American City.
- F 16 Instructor. CRP 8300: Seminar in Regional Science, Planning, and Policy Analysis.
F 16 TA. CRP 5120: Public and Spatial Economics for Planners.
S 16 TA. CRP 5250: Introductory Methods of Planning Analysis.
- F 15 TA. CRP 3210: Intro to Quantitative Methods for the Analysis of Public Policy.

Professional Service

2022-Pres. Member. ACSP Finance and Investment Committee.

Department and University Service

- 2021-2022 Member. ISU CRP Hiring Committee.
2020-Pres. Member. ISU Transportation Advisory Committee.
2019-Pres. Member. ISU CRP Homelessness Symposium Organizing Committee.
2019-Pres. Member. ISU CRP Circular Committee.
2019-Pres. Member. ISU CRP Lectures Committee.
2018-Pres. Member. ISU MRED Admissions Committee.
2018-Pres. Member. ISU MRED Advisory Committee.

Refereeing

Urban Affairs Review; Housing Policy Debate; Journal of the American Planning Association; Growth and Change; Cities.

Advising and Mentorship

Ph.D. Committee Membership:

2021-Pres. Tarig Omar. PhD in Civil, Construction, and Environmental Engineering. "An Analysis and Ontological Framework on Compensation Approaches of Utility Accommodation in Public Rights of Way."

MA Committee Membership:

2021-Pres. Maryam Maddahzad. MA in Landscape Architecture. "Evaluating the relationship between the morphology of the neighborhoods and the objective and subjective safety."

2021 Eliza Mallory. MA in Interior Design. "Understanding Amenity Preferences of the Millennial Generation and Z-Generation based on Maslow's Hierarchy of Needs."

Selected Awards and Academic Honors

2014 Thomas W. Mackesey Prize. Cornell University

2015 Outstanding Student Project. Upstate Chapter of the APA.

2014 Outstanding Student Project. Upstate Chapter of the APA.

Professional Experience

2013 Intern. Ithaca Neighborhood Housing Services. Ithaca, NY.

2010-12 Business Systems Consultant. Wells Fargo Home Mortgage. Minneapolis, MN.

2009-10 Real Estate Researcher. CB Richard Ellis. Bloomington, MN

2008-09 Associate Consultant, Real Estate Advisory Services. RCLCO. Los Angeles, CA.