

Mariia V. Zimmerman

Principal

(b)(6)

Mariia Zimmerman has chartered a career offering services to develop, evaluate, and advocate infrastructure and community development projects, programs and policies. With over two decades of experience in public, non-profit and private sectors, Mariia brings deep technical, financial, legislative, and community expertise on strategies to engage with community groups, philanthropy, government, and development partners on local, regional, and federal transportation, housing, and economic development strategies.

EDUCATION

Master of Urban and Regional Planning, Humphrey Institute of Public Affairs, University of Minnesota (b)(6)

Master of Science, School of Geography, Pennsylvania State University (b)(6)

Bachelor of Arts–Geography and Anthropology, Macalester College (b)(6)

WORK EXPERIENCE

MZ Strategies, LLC

Founder and Principal (2012 – Current)

- **Equitable Development Strategic Advisor:** Consultant to regional planning agencies, philanthropic organizations and local governments to create a range of new policies and programs to address racial and income disparities on issues such as affordable housing, transportation access and mobility, anti-displacement and economic competitiveness.
- **Equitable Development Technical Assistance:** Member of federally funded Transit-Oriented Development Technical Assistance team supporting seven communities to develop inclusive, transit-supportive equitable development zoning and land use policies and regulations to better serve low-income neighborhoods.
- **Anti-Displacement Policy Advisor:** Policy development lead for the Strong, Prosperous and Resilient Communities Challenge (SPARCC). Providing federal policy analysis and technical assistance supporting six diverse regional collaboratives create new anti-displacement tools including tenant protections, community land trusts, inclusionary zoning and housing finance policies.
- **Finance and Policy Consulting:** Design infrastructure funding and finance options and technical assistance for metropolitan planning organizations and local governments to implement affordable housing, green infrastructure and multi-modal transportation projects, including strategies for community ownership and innovative financing.
- **Strategic Collaboration Building:** Facilitate and provide strategic planning support to cross-sector collaboratives and national funder initiatives to identify policy priorities, build and sustain membership and to implement inclusive investment advocacy strategies that center community-voice and build local capacity.
- **Research and Author:** Author of numerous publications on housing justice, racial equity and inclusive development practices, and equitable transit-oriented development including federal policy interpretation to development of local inclusive development action plans, to market analysis and academic research to inform policy proposals, funding programs, and cross-sector strategic engagement.

Clients include, but not limited to, such organizations and public agencies as:

Center for Economic Inclusion (MN); Community Change; Elevated Chicago; Enterprise Community Partners; Family Housing Fund (MN), Federal Transit Administration; The Ford Foundation; Funders for Housing Opportunity; The Funders Network for Smart Growth and Livable Communities; HDAdvisors (VA); Hennepin County (MN); Institute for Transportation and Development Policy; Low-Income Investment Fund; Metropolitan Washington Council of Governments (DC); Metropolitan Council (MN); Metropolitan Transportation Commission (CA); Minnesota Housing Finance Agency; Natural Resources Defense Council; National Academy of Sciences; Portland METRO; Richmond Memorial Health Foundation; RVA Groundworks; Smart Growth America; Transportation for America; Urban Land Institute

Office of Sustainable Housing and Communities, US Department of Housing and Urban Development

Deputy Director, 2010–2012

- Senior member of federal leadership team for the Partnership for Sustainable Communities between HUD, the US Department of Transportation, and the US Environmental Protection Agency to advance and align programs, policies and funding.
- Oversight of HUD's Sustainable Communities Initiative including programmatic and fiduciary responsibility for the establishment, program guidance and management of \$240 million in grants to 143 communities working on innovative local and regional planning efforts in urban and rural communities; and designing technical assistance and learning network approach to support grantees and expand impact.
- Responsible for office management issues including start-up programmatic procedure development, staffing and appropriations, development and monitoring of \$2.5 million annual office budget, and awarding \$8 million in procurement activity.

Reconnecting America and the Center for Transit Oriented Development, Washington DC

Vice President for Policy, 2005–2010

- Developed federal policy recommendations with a focus on federal transit programs, economic development funding, and regulatory frameworks. Testified before Congressional committees and monitored federal, state and local transit, livable communities and transit-oriented development (TOD) supportive policies and funding.
- Project manager and lead author for several large-scale projects including *Realizing the Potential* a federally funded mixed-income transit-oriented development research and *The Housing and Transportation Affordability Index* publication for the Brookings Institution together with the Center for Neighborhood Technology.
- Co-launched new place-based TOD technical assistance program including the development of a community development TOD toolkit for use in public outreach strategies for ethnically diverse neighborhoods along emerging transit corridors. Coordinated technical assistance networks with aligned housing and transportation organizations to build a deeper national network of TOD implementation partners.

Transportation for America, Washington DC

Founding Member, Interim Campaign Director and Policy Director (2008 –2009)

- Launched cross-sector multi-million-dollar federal campaign to reform the federal transportation program to achieve better economic, environmental and social outcomes that address climate change, racial inequality, and legacy of urban renewal.
- Responsible for membership development, staffing, and administrative issues and served as lead author for campaign’s initial legislative proposals and congressional strategy to reform federal transportation programs.

Office of Congressman Earl Blumenauer, US House of Representatives, Washington DC

Deputy Chief of Staff / Legislative Director (1999 – 2005)

- Managed staff, budget, and legislative agenda for Congressman’s Washington, DC office, and served as lead advisor on transportation policy, funding and appropriations.
- Drafted legislation on a variety of topics including several that became law, including transit security, small scale transit capital investment projects, community planning, transportation planning, aviation and land use policy.

Federal Transit Administration, US Department of Transportation, Washington DC

Presidential Management Fellow, Office of Budget and Policy (1997-1999)

- Drafted federal regulations on land use ratings used to evaluate projects seeking federal transit funding and performed legislative and program analysis of federal transportation authorization and climate proposals.

PROFESSIONAL AND COMMUNITY ASSOCIATIONS

- America Planning Association: Vice-Chair, Regional and Intergovernmental Planning Division (2014 – 2019); Chair of Infrastructure Task Force (2017 – 2019)
- America Public Transportation Association: Land Use and Development Subcommittee (2012 – present, past Co-Chair)
- Arlington County Government: Transportation Commission Member (2005-2010)
- Campaign to Reduce Evictions: education and policy committee member (2019 – present)
- Metropolitan Institute, Virginia Polytechnic and State University: Visiting Fellow and Instructor (2012- 2016)
- RVA Rapid Transit: Board Member (2018 – present)
- Shared Use Mobility Center: Board Member (2015 – present)
- Virginia Commonwealth University: lecturer (2018 – present)
- Virginia Passenger Rail Authority: Appointed Board Member (2020 – present)
- Women’s Transportation Seminar: 2009 Woman of the Year (Washington DC chapter)

SELECT PUBLICATIONS

- *Coordinating Transit and Affordable Housing, TCRP Research Synthesis J-07/SB-34.* (Primary author) – National Academy of Sciences, Transportation Research Board, Washington, DC: Forthcoming January 2022
- *Ramsey County Economic Competitiveness and Inclusion Plan* (Contributing author) – Ramsey County, MN: March 2021
- *New Deal for Housing Justice: A housing playbook for the New Administration.* (Contributing author) – Community Change, Washington, DC: January 2021
- *Richmond Regional Housing Framework* (Contributing author) – Partnership for Housing Affordability, Richmond, VA: January 2020
- *Purple Line Corridor Coalition Housing Action Plan.* (Primary author) – Enterprise Community Partners and University of Maryland, National Center for Smart Growth. College Park, MD: December 2019
- “Inclusive Investment Starts with Equitable Engagement.” (Author) – Strong and Prosperous Communities Challenge. San Francisco, CA: October 2019
- *Public Lands for Affordable Housing and Other Public Benefits Model Ordinances and Best Practices.* (Primary Author) – Minnesota Family Housing Fund. Minneapolis, MN – December 2018
- *The Elephant in the Region: Charting a Path for Bay Area Metro to Lead a Bold Regional Housing Agenda* (Co-author) – Enterprise Community Partners. San Francisco, CA: December 2017
- *Communities Are Embracing Development Near Transit: A Snapshot of Transit-Oriented Development Support across the United States* (Co-author) – AARP. Washington, DC: September 2017
- *Emerging Trends in Regional Planning, Planning Advisory Services* (Contributing Author) – American Planning Association, Chicago, IL: February 2017
- "Advancing Equitable Transit-Oriented Development through Community Partnerships and Public Sector Leadership." (Author) – MZ Strategies, LLC with support by the Ford Foundation, Richmond, VA: October 2016
- *2016 State of the Region: Economic Competitiveness Report* (Author) – Washington Metropolitan Council of Governments: Washington, DC: January 2016
- *The Innovative MPO: Smart Planning, Strong Communities* (Author) – Transportation for America, Washington, DC: December 2014
- *Impacting Community: Transitways in the Twin Cities Region* (Author) – Center for Transportation Studies, University of Minnesota: September 2013
- *Unlocking MAP-21’s Potential to Fund Equitable Transit-Oriented Development* (Author) – Enterprise Community Partners, Denver, Colorado: July 2013
- *Planning for Regional Competitiveness* (Co-Author) – National Association of Regional Councils, Washington, DC: June 2013

Mariia Zimmerman lives in (b)(6) where her DBE/SWAM-certified woman-owned business is based. More information about her projects and MZ Strategies, LLC work can be found at www.mzstrategies.com . References available upon request.