

WAYNE STATE UNIVERSITY

Professional Record
Faculty

NAME: Jeffrey Thomas Horner

DATE PREPARED: March 2025

OFFICE ADDRESS:

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DEPARTMENT/COLLEGE: Urban Studies and Planning/College of Liberal Arts and Sciences

PRESENT RANK & DATE OF RANK: Professor of Teaching, August 2024

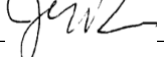
WSU APPOINTMENT HISTORY:

Rank/Year Appointed:	Associate Professor of Teaching, 2021
	Senior Lecturer, 2015
	Lecturer, 2005
	Adjunct Faculty, 2000

CITIZEN OF: United States of America

EDUCATION:

Baccalaureate: Adrian College, Adrian Michigan, 1984
Graduate: MUP, Wayne State University, Detroit, Michigan, 1993

signature:  _____

02/28/25

FACULTY APPOINTMENTS AT OTHER INSTITUTIONS (Years and Rank):

1994-95, Lawrence Technological University, Southfield, MI; Adjunct Faculty

HONORS/AWARDS:

Wayne State University Thought Leader, WSU Marketing and Communications, 2019

Pi Alpha Alpha, National Honor Society for Public Affairs and Administration, 2010

Graduate Assistant, Department of Geography and Urban Planning, Wayne State University, 1992

I. TEACHING

A. Years at Wayne State: 19 (ft); 24 (pt)

B. Years at Other Colleges/Universities: 1; Lawrence Technological University (pt)

C. Courses Taught at Wayne State in Last Five Years

1. Undergraduate

Introduction to Urban Studies (US 2000) (traditional and online)

Introductory Urban Geography (GPH 3130)

Cities and Regions (US 4510)

Urban Studies Senior Capstone Research (US 4620)

2. Graduate

Metropolitan Detroit (UP 5650)

D. Student Research Directed

1. Students by Name, Title of Project, Sponsor, Year

Mila Puccini, "The Effect of On-Campus Art and Art Events on the Student's Sense of Belonging and Perceived Campus Identity," WSU Undergraduate Research Opportunities Program (2024)

Kizzmet Littleton, “Looking Back to Move Forward – A Comparative Analysis on the Socioeconomic Status of Detroiters,” Essay submitted for completion of McNair Scholars Program (2019)

Zachary Kilgore, “Coworking Spaces and Economic Development,” Wayne State University Office of Undergraduate Research Opportunities Program (2015)

Karen Zarowny, “An Analysis to Historic Preservation in the City of Detroit: Preservation Efforts and Blight,” WSU Masters Essay in Urban Planning (2014)

Eric Tuomey, “Ebenezer Howard and the Study of Detroit’s Greenspace,” Wayne State University Office of Undergraduate Research Opportunities Program (2009)

Laurie Smolenski, “Artists’ Motivations in Relocating to Detroit,” Wayne State University Office of Undergraduate Research Opportunities Program (2006)

E. Funded Course Development

Metropolitan Detroit (UP 5650) was redeveloped as a course titled *Planning and Social Legacies of Coleman Young* for the Spring/Summer 2023 semester with assistance (\$6,000.00) from the Office of Educational Outreach and International Programs and the College of Liberal Arts and Sciences at Wayne State University

Metropolitan Detroit (UP 5650) was redeveloped as a course titled *The Detroit Rebellion at 50: Retrospect and Prospect* for the Spring/Summer 2017 semester with assistance (\$5,000.00) from the Office of Educational Outreach and International Programs and the College of Liberal Arts and Sciences at Wayne State University

II. RESEARCH

A. Funded Research

Michigan’s Local Finance Structural Deficit and Analysis of Proposed Solutions, Urban Core Mayors of Michigan, grant award (2007) for state-based urban research initiatives. \$8,900.00.

III. PUBLICATION

A. Scholarly Books Published

1. Edited Works

The Straight Detroit: America's Premier Legacy City (2018). San Diego, CA:
Cognella Academic Publishing.

2. Chapters Published

"Benefit of the Redoubt," in J. T. Stone (ed.), *Detroit 1967: Origins, Impacts, Legacies*. Detroit, MI: Wayne State University Press (2017)

B. Journal Articles Published

1. Refereed Journals (co-authored)

"Perspectives on Mortgage Lending and Redlining" (with Eugene Perle and Kathryn Lynch), *Journal of the American Planning Association*, Volume 60, No. 3 (Summer 1994)

"Model Specification and Mortgage Market Behavior" (with Eugene Perle and Kathryn Lynch), *Journal of Housing Research*, Volume 4, No. 2 (1993)

2. Law Review Articles Published

"De Jure Social Control of Blacks in Pre-1967 Detroit," *Journal of Law in Society* 18, no. 2 (Fall 2018)

C. Papers Published in Conference Proceedings

1. Nonrefereed Papers

"Michigan's Local Finance Structural Deficit: Analysis of Proposed Solutions" Urban Policy Research Brief 2008, No. 6. State of Michigan Urban Core Mayors, Urban Policy Research Series (May 2008)

"Spatial Determinants of Mortgage Lending" (with Eugene Perle), March 1994; New Orleans, Louisiana. Urban Affairs Association.

D. Educational Materials Formally Published

1. Study Guides/Educational Reports

State of Michigan Cities: An Index of Urban Prosperity, Michigan Higher Education Land Policy Program Report (primary author) (February 2007)

Survey of Economic Development Programs in Michigan, Citizens Research Council of Michigan Report No. 334 (primary author), (May 2001)

2. Other Published Materials

A short history of the rise, fall and return of Detroit's Michigan Central Station
(with Mila Puccini), *The Conversation*. July 17th, 2024.

The history of Detroit's 1943 race riots, *Detroit News* Op-ed essay. June 18th,
2023.

Police killings of 3 black men left a mark on the city's history 50 years ago, *The*
Conversation. Sept. 10th, 2018.

Why Detroit exploded in the summer of 1967, *The Conversation*. Aug. 17, 2017.

Michigan's Local Structural Finance Deficit and Analysis of Proposed Solutions,
Michigan Urban Core Mayors (April 2008)

State Ballot Issues on the November General Election Ballot – Proposal 04-02:
Banning Same Sex Marriage or Similar Unions, *Citizens Research*
Council of Michigan Memorandum No. 1076 (September 2004)

State Ballot Issues on the November General Election Ballot – Proposal 02-02:
Great Lakes water Quality Bond Authorization Act, *Citizens Research*
Council Memorandum No. 1065 (September 2002)

Proposal K: An Arts and Culture Tax for Oakland and Wayne Counties, *Citizens*
Research Council of Michigan Memorandum No. 1067 (September 2002)

Changes to the Delinquent Property Tax and Reversion Process in the State of
Michigan, *Citizens Research Council of Michigan Memorandum No. 1052*
(February 2000)

Delinquent Property Taxes as an Impediment to Development in Michigan,
Citizens Research Council of Michigan Report No. 325 (April 1999)

Michigan Renaissance Zones in the Economic Development Context, *Citizens*
Research Council of Michigan Report No. 324 (November 1998)

Analysis of Impediments to Fair Housing in the City of Detroit (with Gary Sands),
(March 1998)

Selected Michigan Economic Development Programs -- 1997, *Citizens Research*
Council Report No. 323 (December 1997)

Detroit Empowerment Zone Field Group Assessment (with Robin Boyle and
Michael Montgomery) (July 1997)

Metropolitan Detroit Working and Middle Class Urban Neighborhoods (with Robin Boyle and Kurt Metzger) (November 1995)

Federal Congressional Redistricting in the State of Michigan -- 1990, (Master's Thesis - Master's H784 J37) Wayne State University, Purdy-Kresge Library, 1993.

E. Papers Presented

1. Invited and/or Refereed Locally/Regionally (selected)

Michigan's Local Structural Finance Deficit and Analysis of Proposed Solutions, Michigan Urban Core Mayors, PowerPoint presentation of paper and research findings to The University of Toledo Department of Geography and Planning Colloquium Series (March 14, 2008).

Michigan's Local Structural Finance Deficit and Analysis of Proposed Solutions, PowerPoint presentation of paper and research findings to the Urban Core Mayors Capitol Summit (Lansing MI; October 24, 2007).

Employment Trends in Michigan Cities – 2006: PowerPoint presentation of research findings with Professor Gary Sands of Wayne State University to the Michigan “Planning for Prosperity” Summit (Lansing, MI; March 27, 2006).

State Ballot Issues on the November General Election Ballot – Proposal 04-02: Banning Same Sex Marriage or Similar Unions, Citizens Research Council of Michigan Memorandum No. 1076 (primary author): Presentation and caller respondent on WUOM for a program entitled “Proposal 2 Statewide Call-in Special with Charity Nebbe” (October 26, 2004).

State Ballot Issues on the November General Election Ballot – Proposal 02-02: Great Lakes water Quality Bond Authorization Act, Citizens Research Council Memorandum No. 1065 (primary author), A presentation to the Southern Wayne County Chamber of Commerce on state and local ballot issues in the 2002 General Election (October 24, 2002).

Survey of Economic Development Programs in Michigan, Citizens Research Council of Michigan Report No. 334 (primary author), numerous presentations including the Southern Wayne County Chamber of Commerce (January 24, 2001), the Southeast Michigan Council of Governments Community and Economic Development Advisory Council (May 4, 2001), and the Downriver Community Conference Partnership (March 20, 2002).

F. Invited Symposia or Lectures Presented in Last Ten Years

“A History of Inequity: How Mobility, Policy, and Racism Shape VFA Cities.”
Panelist on presentation to 2021 Venture for America class of Fellows.
Remote. (Oct. 15th, 2020)

“Placemaking and Gentrification in Detroit.” Eighth International Conference on
the Constructed Environment. Plenary Speaker. Wayne State University.
(May 25th, 2018)

“Detroit’s Birwood Wall.” Presentation to Detroit Historical Society (with
Theresa Moon) in their Third Thursday Speaker Series at the Detroit
Historical Museum. (May 17th, 2018)

“The Detroit Rebellion of 1967: Causes, Events, and Outcomes.” Minnesota State
University Lecture series *Urban America: Emerald City or Arkham
Asylum?* Mankato, Minnesota. (March 22nd, 2018)

“De Jure Social Control of Blacks in Detroit.” Lecture in University of Detroit
Professor Stephen Vogel’s course *Making Detroit: History + Mystery*.
Detroit, Michigan. (March 15, 2018)

Panelist, Wayne State University School’s *The Journal of Law in Society*
Symposium, “Why Detroit Rebelled: The Intersection of Racism and
Social Control in the City.” (Nov. 17, 2017)

“Contemporary and Future Issues in the City of Detroit.” Presentation to the
Federal Reserve Bank of Chicago’s (Detroit branch) Summer Teacher
Conference. Moderated by Martin Lavelle (June 28th, 2017)

“A Brief History of Early and 20th Century Detroit.” Presentation (with Rip
Rapson of the Kresge Foundation) to City of Galveston Officials, The
Cynthia and George Mitchell Foundation, The Kemper Fund, The Ippolito
Foundation, and the Mary Moody Northern Endowment. (April 19th,
2017)

“Divideology.” Presentation to the Wayne State Humanities Center Symposium
Ideology (October 14, 2016)

G. Book Reviews Published

1. Academic Journals

Mark Souther, J. (2017). Believing in Cleveland: Managing Decline in the Best
Location in the Nation. Philadelphia, PA: Temple University Press, in
Economic Development Quarterly, 2019 Vol. 33(3) 248-249.

IV. SELECTED SERVICE

A. Committee Assignments in Last Five Years

1. University, College and Departmental Committee Membership and Representation

2N Student Evaluation of Teaching Committee (2020-2024; Co-chair 2025)

AAUP-AFT Local 6075 Union Council Representative (2020-2024)

General Education Oversight Committee (2019-2020, 2021-24)

2022-2027 University Sustainability Strategic Plan Subcommittee - Built Environment Task Force Member (2021)

AAUP-AFT Local 6075 Lecturers Steering Committee (2017-2020)

College of Liberal Arts and Sciences Public Humanities Working Group (2018-2020)

B. Professional Consultation

1. Public Presentations as an Expert in Discipline

Detroit News Suburban Bureau – Presentation (with Jim Van Leuven) on property taxes and property tax issues (March 2010)

City of Hazel Park, Michigan (Downtown Development Authority consultant) (1994-95)

2. Paid Consulting to Public Agencies, Non-Profits, Foundations, Professional Associations

The RAND Corporation

3. Unpaid Consulting to Public Agencies, Non-Profits, Foundations, Professional Associations and Entertainment Entities

Loeken Franke Films – “We Are All Detroit” (2021)

Detroit Historical Society

City of Huntington Woods Citizen Zoning Advisory Panel

4. Selected Expert Commentary for Local, State, National and International Media

WDET Radio *The Metro* – “Will Detroit see better days under Black leadership? Interview with Tia Graham and Robin Vincent on (Feb 25th 2025)

Detroit News – “Town without a downtown: Livonia looks to develop a Main Street after 75 years” (January 2025)

Detroit News – “Slow housing market? Not in southwest Oakland County, where luxury homebuilding is booming” (January 2025)

WDET Radio *The Metro* – Interview with Tia Graham and Robin Vincent on Detroit’s history of and plans for the Renaissance Center (Nov 27th 2024)

WDET Radio *The Metro* – Interview with Tia Graham and Robin Vincent on Detroit’s history of urban renewal (Oct 28th 2024)

Schweizer Radio und Fernsehen (SRF 1 - Swiss Radio and Television) – Television interview subject for a four-part series, “The Rustbelt and the American Dream.” (July 2024)

CoStar News – “Detroit struggles to expand revitalization outside booming downtown” (May 2024)

WDET Radio *The Metro* – Interview with Bre’Anna Tinsley on Detroit’s first estimated population increase since 1957 (May 20th 2024)

Detroit News – “Detroit City FC buys land, plans to build new stadium in Corktown” (May 2024)

Crain’s Detroit Business – “Pushback ramps up on projects” (Feb 2024)

Detroit News – “Vision realized: Pieces of Detroit’s Paradise Valley district set to come together” (Oct 2023)

Volksrant (NL) – “Highland Park: Place of poverty and despair” (Aug 2023)

Crain’s Detroit Business – “Detroit makes progress in attracting more middle-class homebuyers, reports show” (Jun 2023)

WDIV Television – “80 years later: A look back at the 1943 Detroit riots” (Jun 2023)

Detroit News – “Duggan: Stop punishing new construction in Detroit, raise taxes on vacant land” (May 2023)

Associated Press – “Detroit enclave built on auto industry struggles under \$20M water debt.” Republished in *Fortune* Magazine as “The home of Ford’s first assembly line has shriveled for 50,000 to under 9,000 people and is on the brink of bankruptcy” (May 2023)

Crain’s Detroit Business – “Nearly a third of downtown Detroit is parking. Lot owners say that’s no oversupply.” (Apr 2023)

Detroit News – “‘Broken promises’: Eight years on, what’s up with dilapidated Brewster rec center?” (Apr 2023)

Michigan Advance – “Wayne State University to offer a course on former Detroit Mayor Coleman A. Young” (Apr 2023)

Axios Detroit – “WSU class will analyze Detroit Mayor Coleman Young” (Apr 2023)

Bridge Detroit – “Former Detroit Mayor Coleman Young inspires Wayne State University Course” (Apr 2023)

Crain’s Detroit Business – “HOA fees create buyer sticker shock” (Mar 2023)

Detroit News – “A real attraction: Detroit’s revived riverfront poised for more development” (Feb 2023)

WELT (German Television) – Season 1 Episode 13 – “Detroit,” (Oct 2022)

Crain’s Detroit Business – “Detroit’s average commute is stuck at pre-pandemic levels – despite four times the telecommuters (Sep 2022)

WDIV Television Newscast – “City of Detroit on the rise as average home price surpasses \$100,000” (Jul 2022)

Crain’s Detroit Business – “Median Detroit home prices hit \$100,000, highest value ever (Jul 2022)

Detroit News – “Ross, Gilbert part ways on failed jail site: ‘There are going to be options for them,’ experts say” (Jul 2021)

Detroit Free Press – “Black Bottom won’t return, but the highway that replaced it might disappear” (Jan 2021)

Crain's Detroit Business – "Black homeowners in metro Detroit face greatest home value disparity in the nation" (Jan 2021)

NV (New Time) (Ukraine) – "Renaissance on the shores of Michigan: Detroit, which has become the epicenter of poverty and crime in half a century, has begun a revival" (Jan 2021)

Helsingin Sanomat (Finland) – "Detroit after Bankruptcy" (Sep 2020)

BBC Mundo – "Racism in the US: the wall that was built 80 years ago to separate a white neighborhood from a black one and which continues to exist today" (Jul 2020)

Toronto Sun – "What's different now from deadly '67 riots" (Jun 2020)

Detroit News – "Wall built to separate whites, blacks in Detroit an important story to tell" (Jul 2019)

The National (UAE edition) – "No longer a failure, Detroit finds its feet." (Jan 2019)

WXYZ-TV News – "Remembering Harry Houdini's Halloween death in Detroit 92 Years later." (Oct 2018)

The Conversation podcast "Detroit is Burning." Over one thousand downloads, republished in dozens of electronic and print media outlets. (Sep 2018)

Bloomberg News – "Detroit Drivers Get Left in Traffic as Carmakers Dream Up Future." (Aug 2018)

Detroit Free Press – "Woodward Avenue nightlife not what it used to be." (Aug 2018)

BBC News (US and Canada edition) – "Detroit recalls five days of unrest a half century later" (Jul 2017)

Al Jazeera (US Edition) – "Remembering the Detroit riots 50 years on" (Jul 2017)

National Public Radio's *All Things Considered* – Interviewed for Michelle Martin's story "In Detroit, A Colorful Mural Stands as a Reminder of the City's Segregation Wall" (Jul 2017)

Windsor Star - "Detroit rises from the ruins 50 years after the rebellion" (Jul 2017)

Detroit News – "Some lessons from '67 report have yet to sink in" (Jul 2017)

Detroit News – "Looting, fires and fright: Shop owners remember 1967" (Jul 2017)

Detroit News – “Blind pig raid on 12th Street lit fire that scarred Detroit for decades” (Jul 2017)

Crain’s Detroit Business – Hastings Street Blues: The economic roots that contributed to Detroit’s worst summer” (Jun 2017)

Al Jazeera America – “The Wall of Shame in Detroit,” (Nov 2015)

Detroit News – “Thin line separates Detroit, Baltimore,” (May 2015)

National Public Radio’s *Marketplace Morning Report* - “Judge hears arguments over whether Detroit is eligible for bankruptcy,” (Oct 2013)

Associated Press Story picked up by Daily Mail (UK) and numerous other newspapers – “Detroit’s Wall of Racism: Six-foot barrier that kept black children away from middle-class whites is chilling reminder of segregated America,” (May 2013)

National Public Radio *All Things Considered* – Interviewee for Sarah Hulett national-broadcast story “Racial, Regional Divide Still Haunt Detroit’s Progress,” (Sep 2012)

Ouest-France - “Detroit abandonne des quartiers pour éviter la faillite.” (Jun 2012)

Remapping Debate – Interviewee for Mike Alberti story “Is Detroit Consigned to an Unnecessarily Bleak Future?” (Mar 2012)

Michigan Radio – Interviewee for Dustin Dwyer print and broadcast story “Empty Series: The economic and social cost of emptiness (pt.1)” (Nov 2011)