

Curriculum Vitae

Christopher R. Cunningham

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Employment

Citinomics

- Chief Economist, Atlanta, GA. June 2024-Present

Federal Reserve Bank of Atlanta

- Research Economist and Associate Policy Adviser. Atlanta, GA. June 2015-May 2024
- Research Economist and Assistant Policy Adviser. Atlanta, GA. August 2005-June 2015

Emory University

- Distinguished Visiting Scholar, Atlanta, GA. Fall 2018-Spring 2021

Université Catholique de Louvain (UCL)

- Visiting Professor, Louvain la-Neuve, Belgium. September 2016-June 2017

Georgia State University

- Adjunct Professor. Atlanta, GA. May 2012-2014

Syracuse University/Center for Policy Research

- Graduate Research Associate to Gary Engelhardt. Syracuse, NY. USA 2000-2004

Law and Economics Consulting Group (LECG)

- Research Analyst/Associate in antitrust and damages. Washington, DC. 1998-2000

Economic Consulting Services (ECS)

- Research Assistant in anti-dumping and transfer pricing. Washington, DC. 1997-1998

Brookings Institution, Governmental Studies Program

- Research Intern. Washington, DC, 1996-1997

International Downtown Association (trade association for Business Improvement Districts)

- Intern. Washington, DC, 1996-1997

Honors

Homer Hoyt Institute Annual Dissertation Award (AREUEA), first place 2005

Outstanding Dissertation Award, Syracuse University, 2005

Moynihan Award for Outstanding Doctoral Dissertation, Maxwell School, Syracuse University, 2005

Education

Syracuse University

Ph.D. 2005 Economics

Dissertation Title: *Uncertainty, Zoning and Land Development*

Dissertation Committee: Stuart S. Rosenthal (Chair), Gary V. Engelhardt, Dan Black, William Horrace

Syracuse University

M.A. 2002 Economics

George Washington University

B.S. 1997 Economics

Research Areas

Urban Economics, Real Estate Economics, State and Local Public Economics

Research Support

Maxwell Dean's Dissertation Fellowship, 2004

Department of Housing and Urban Development (HUD), Early Doctoral Student Research Grant: #H-21367SG, 2002-2003, "Growth Controls Real Options and Land Development"

National Institute on Aging Grant #1 RO1 AG022987-01, "Pension Wealth Calculator for Employer-Provided Plans," Principal Investigator (with Gary V. Engelhardt and Anil Kumar)

Eggers Summer Scholars Grant, 2003

Roscoe Martin Research Support Grant, 2003

Paul Speranza Graduate Research Assistantship in Tax Policy, 2002

Summer Research Grant, Department of Economics, 2001

Teaching

Public Finance, Emory, Fall 2018, 2019, 2020

Articles Published in Peer-Reviewed Journals

Arnab Biswas, Cunningham, Chris, Kris Gerardi and Daniel Sexton (2021), “Foreclosure Externalities and Vacant Property Registration Ordinances,” *Journal of Urban Economics*, vol. 123.

Cunningham, Chris, Kris Gerardi and Yannan (Lily) Shen (2020) “The Double Trigger of Mortgage Default: Evidence from the Fracking Boom.” *Management Science* 67.6 (2021): 3943-3964. September.

Cunningham, Chris, Solveig A. Cunningham, Nafisa Halim, Kathryn M. Yount (2019), “Public Investments and Children’s Academic Achievement.” *Journal of Development Studies*, vol. 55, no. 11, pp. 2365-2381.

Cunningham, Chris, Robert Reed and Michaela Patton (2016), “Heterogeneous Returns to Knowledge Exchange: Evidence from the Urban Wage Premium.” *Journal of Economic Behavior and Organization*, vol. 126 part A, pp. 176-201.

Cheung, Ron, Chris Cunningham and Rachel Meltzer (2014) “Do Homeowners Associations Help or Aggravate Negative Spillovers from Neighboring Homeowner Distress?”, *Journal of Housing Economics*, vol. 24, pp. 75-88.

Cunningham, Chris and Rob Reed (2013), “Negative Equity and Wages.” *Regional Science and Urban Economics*, vol. 43, pp. 841-849.

Cheung, Ron and Chris Cunningham (2011), “Who Supports Portable Assessment Caps: The Role of Lock-in, Tax Share and Mobility.” *Regional Science and Urban Economics*, vol. 41, no. 3, pp. 173-186 [lead article].

Cunningham, Chris and Gary V. Engelhardt (2008) “Housing Capital-Gains Taxation and Homeowner Mobility: Evidence from the Taxpayer Relief Act of 1997.” *Journal of Urban Economics*, vol. 63, Issue 3, pp. 803-815.

Cunningham, Chris (2007) “Growth Controls, Real Options and Land Development.” *Review of Economics and Statistics*, vol. 89, issue 2, pp. 343-58.

Cunningham, Chris (2006) “House Price Uncertainty, Timing of Development, and Vacant Land Prices: Evidence for Real Options in Seattle.” *Journal of Urban Economics*, vol. 59, issue 1 pp. 1-31.

Cunningham, Chris (2002) and Gary V. Engelhardt “Federal Tax Policy, Employer Matching, and 401(k) Saving: Evidence from HRS W-2 Records.” *National Tax Journal*, vol. 55, issue 3 pp. 617-45.

Book Chapters

Cunningham, Chris, Gary V. Engelhardt and Anil Kumar “Measuring Pension Wealth.” in *Transitioning to Retirement: How Will Boomers Fare?* Oxford University Press, 2007, eds. Olivia S. Mitchell, Beth J. Soldo and Brigitte Madrian.

Working Papers

“The Good, the Bad and the Ordinary: Estimating Agency Value-Added Using Real Estate Transactions,” (with Kris Gerardi and Lily Shen.)

“Estimating the Holdout Premium in Land Assembly.”

“Exposure to Bank Crises in Childhood and Later-Life Cardiovascular Disease” (with Solveig Cunningham, Kristine Ria Hearld, George Howard, Virginia Howard and Lisandro Colantonio.)

Publications for General Audiences

Cunningham, Chris, Elora Lee Raymond and Mark Wiedemer (2019), “Are Millennials Responsible for the Decline in First-time Home Purchases?” *Real Estate Economics*.

Cunningham, Chris (2015), “The Economic Value of Vacant Land.” *Journal of Real Estate Finance and Economics*, vol. 51, no. 1, pp. 100-115.

Cunningham, Chris (2008), “The Effects of the Taxpayer Relief Act of 1997 on Homeowner Mobility.” *Regional Science and Urban Economics*, vol. 38, issue 4, pp. 386-404.

Other Publications

Cunningham, Chris and Kris Gerardi (2016) “Research Symposium on the Foreclosure Crisis.” Federal Reserve Bank of Atlanta *Economic Review*.

Cunningham, Chris and Gerald P. Dwyer Jr. (2012), “Report of the Task Force on the American Worker.” *Federal Reserve Bank of Atlanta Economic Review*.

Policy Briefs and Federal Reserve System Publications

Cunningham, Chris, Elora Raymond and Mark Wiedemer (2019), “Will Millennials Be Ready for Their Retirement?” Federal Reserve Bank of Atlanta.

Cunningham, Chris (2015), “The Economic Value of Vacant Land.” *Journal of Real Estate Finance and Economics*, vol. 51, no. 1, pp. 100-115.

Conference and Seminar Presentations

2023: Urban Economics Association, North American Regional Science Council, Federal Reserve System Applied Microeconomics Conference

2022: Urban Economics Association, American Real Estate and Urban Economics Association (AREUEA), Federal Reserve System Applied Microeconomics Conference

2021: Federal Reserve System Applied Microeconomics Conference, American Real Estate and Urban Economics Association (AREUEA)

2020: American Real Estate and Urban Economics Association (AREUEA)

Professional Service

Referee: *Journal of Urban Economics*, *Real Estate Economics*, *Journal of Public Economics*, *Journal of Housing Economics*, *National Tax Journal*, *Journal of Regional Science*, *Urban Studies*, *Journal of Policy Analysis and Management*

Discussant: American Real Estate and Urban Economics Association (AREUEA), Regional Science Association International, Urban Economics Association