

September, 2022

**Iris H. Zhang**

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## EDUCATION

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Stanford University, Palo Alto, CA  
Ph.D. Candidate, Sociology, 2018—present

Stanford University, Palo Alto, CA  
M.A., Sociology, 2020  
(*General Exams in Inequality, and Race, Ethnicity, and Immigration*)

University of Pennsylvania, Philadelphia, PA  
BA., Sociology, 2016 (departmental honors), *magna cum laude*  
Minors: Statistics; Japanese; Gender, Sexuality and Women's Studies

## MANUSCRIPTS IN PROGRESS

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(\*equal authorship; ^graduate student collaborator)

**Zhang, Iris H.** "Municipal Annexations and the Changing Color Line After *Shelby v. Holder*."  
(Under Review)

Hwang, Jackelyn, and **Iris H. Zhang**\*. "The Reign of Racialized Residential Sorting: Gentrification and Residential Mobility in the 21st Century." (Under Review)

Freeman, Lance, Jackelyn Hwang, Tyler Hupert^, and **Iris H. Zhang**. "Where Do They Go? The Destinations of Residents Moving from Gentrifying Neighborhoods."  
(Invitation to Revise and Resubmit at *Urban Affairs Review*)

Hwang, Jackelyn, **Iris H. Zhang**, Jae S. Jeon, Karen Chapple, Julia Greenberg, and Bina P. Shrimali. "Whose Rights to Housing? The Effects of Rent Stabilization and Just Cause for Evictions on Residential Mobility in the Bay Area." (Working Paper)

**Zhang, Iris H.**, Jackelyn Hwang, Jae S. Jeon, Karen Chapple, Julia Greenberg, and Bina P. Shrimali. "New Production for Whom? The Effects of New Housing Development on Spatial Residential Inequalities in the Bay Area." (Working Paper)

Clair, Matt, **Iris H. Zhang**, and Jesus Orozco. "Access to legal culture and legal space in two criminal courts in California." (Working Paper)

## ONGOING RESEARCH PROJECTS

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“Rights to Votes: An Adaptive Text Messaging Experiment on Voter Turnout among System-Impacted Groups.” with Naomi F. Sugie, Emily R. Zhang<sup>^</sup>, Daniella O. Kaiser<sup>^</sup>, Juan R. Sandoval<sup>^</sup>, Kyle G. Winnen<sup>^</sup>, Erin Secrist<sup>^</sup>, and Delaney Mosca<sup>^</sup>.  
Funded through a National Science Foundation Research Grant, 2022-2024

“Understanding the Political Non-Participation of Poor Americans with the American Voices Project.” with Emily R. Zhang<sup>^</sup>.

“System Contact and Electoral Participation.” with Matt Clair.

“Housing Markets, Gentrification, and Consequences for Residential Stability.” Dissertation in Progress.

## RESEARCH REPORTS & POLICY BRIEFS

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Chapple, Karen, Jackelyn Hwang, Jae Sik Jeon, **Iris H. Zhang**, Julia Greenberg, and Bina P. Shrimali. 2022. “Neighborhood Change and Residential Instability in Oakland.” Federal Reserve Bank of San Francisco Community Development Working Paper 2021-2.  
[doi: 10.24148/cdwp2022-01](https://doi.org/10.24148/cdwp2022-01).

Chapple, Karen, Jackelyn Hwang, **Iris H. Zhang**, Jae Sik Jeon, Julia Greenberg, and Vasudha Kumar. 2022. “[Research Brief: Analyzing the Impacts of Housing Production and Tenant Protections on Residential Mobility in the San Francisco Bay Area](#).”

Chapple, Karen, Jackelyn Hwang, **Iris H. Zhang**, Jae Sik Jeon, Julia Greenberg, and Vasudha Kumar. 2022. “[Research Brief: New Development for Whom? How New Housing Production Affects Displacement and Replacement in the San Francisco Bay Area](#).”

Hwang, Jackelyn, **Iris H. Zhang**, Jae Sik Jeon, Karen Chapple, Julia Greenberg, and Vasudha Kumar. 2022. “[Research Brief: Who Benefits from Tenant Protections? The Effects of Rent Stabilization and Just Cause for Evictions on Residential Mobility in the Bay Area](#).”

Hwang, Jackelyn, **Iris H. Zhang**, Jae Sik Jeon, Karen Chapple, Julia Greenberg, and Vasudha Kumar. 2022. “[Research Brief: Affordable for Whom? How New Subsidized Housing Production Affects Displacement and Replacement in the San Francisco Bay Area](#).”

Chapple, Karen, Jackelyn Hwang, Jae Sik Jeon, **Iris H. Zhang**, Julia Greenberg, and Vasudha Kumar. 2022. “[Research Brief: But Where Are They To Go? The Effects of Housing Market Interventions on Where Bay Area Residents Move](#).”

## CONFERENCE PRESENTATIONS (AS PRESENTING AUTHOR)

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Zhang, Iris H. “The Changing Color Line and Municipal Racial Gerrymandering.”

*American Sociological Association Annual Meeting, August 2022*

(Session—Race, Ethnicity, and Caste in Political Systems)

*Prior version presented at Population Association of America Annual Meeting, May 2021*

Hwang, Jackelyn, Iris H. Zhang, Jae S. Jeon, Karen Chapple, Julia Greenberg, and Bina P.

Shrimali. “Who Benefits from Tenant Protections? The Effects of Rent Stabilization and Just Cause for Evictions on Residential Mobility in the Bay Area.”

*American Sociological Association Annual Meeting, August 2022*

(Session—Housing Insecurity, Displacement, and Gentrification)

*Prior version presented at PAA 2021 and APPAM 2021 (postponed to 2022)*

Hwang, Jackelyn, and Iris H. Zhang. 2021. “Racial Stratification and the Consequences of Gentrification on Residential Mobility.”

*American Sociological Association Annual Meeting, August 2021, Virtual*

(Session—Critical Diversity, Racism, Work, and Mobility)

*Population Association of America Annual Meeting, May 2021, Virtual*

(Session—Neighborhoods, Housing and Inequality)

## GRADUATE FELLOWSHIPS AND AWARDS

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8<sup>th</sup> year funding through NSF grant for Rights to Vote project (2025-2026)

6<sup>th</sup> and 7<sup>th</sup> year funding through Stanford Impact Labs (2023-2025)

VPGE Research and Teaching Award, Stanford A3C, 2022

Digital Humanities Graduate Fellowship, Stanford CESTA, 2021-2022

Equity & Inclusion Student Fellowship, APPAM, 2021

Summer Collaborative Research Fellowship, Stanford Impact Labs, 2021

1<sup>st</sup> and 5<sup>th</sup> year funding through Stanford Wells Family Fellowship (2018-2019; 2022-2023)

## GRADUATE RESEARCH EXPERIENCE

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[Changing Cities Research Lab](#), 2020-present

Graduate Research Assistant

- Collaborative projects with the Federal Reserve Bank of San Francisco on housing, gentrification, and displacement in the Bay Area and Seattle
- Longitudinal interview study on low-income renters in Oakland, in collaboration with The Housing Initiative at Penn and City of Oakland Department of Housing & Community Services

PI: Jackelyn Hwang (Stanford)

Court Listening Project, 2021-present

Graduate Research Assistant

- Fieldwork and in-depth interviews to understand the experiences of people with courthouses in the Bay Area

PI: Matt Clair (Stanford)

## TEACHING EXPERIENCE

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Teaching Assistant

SOC 179A: Crime and Punishment in America, Stanford University, Autumn 2021

SOC 202, Junior Seminar: Preparation for Research, Stanford University, Winter 2021 & 2022

SOC 2/PSYCH 70, Self & Society, Stanford University, Autumn 2020

SOC 114/SOC 214, Economic Sociology, Stanford University, Autumn 2019

Volunteer Math Tutor

Petey Greene Program, Philadelphia Prison System, 2014-2016

## PRIOR RESEARCH EXPERIENCE AND EMPLOYMENT

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Brennan Center for Justice, *Research and Program Associate*, 2016-2018 (*Research Intern*, 2015)

Projects on: Campaign finance reform policies and litigation, automatic voter registration in New York State, publicly financed elections and city council diversity, election security

New York State Attorney General's Office Civil Rights Bureau, *Statistics Research Intern*, 2014

Projects on: Redlining and unfair lending practices, school-to-prison pipeline, university sexual assault reporting practices, retail employment discrimination

Institute for Women's Policy Research, *Research Intern*, 2013

Projects on: Paid sick days in the United States

## PROFESSIONAL SERVICE

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Student Committee, *Stanford Association of Sociology Graduate Students*, 2020-present

Graduate Admissions Committee, *Stanford Sociology*, 2019-2020

## PROFESSIONAL MEMBERSHIPS

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American Sociological Association

Population Association of America

Phi Beta Kappa

## OPINION

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Secure the Vote, Secure Our Democracy, Feb. 23, 2018, *U.S. News & World Report* (with Wilfred Codrington III). <https://www.usnews.com/opinion/thomas-jeffersonstreet/articles/2018-02-23/congress-must-act-to-upgrade-and-secure-our-voting-machines-before-midterms>.

New Mexico Pursues Much-Needed Reforms to Combat Unaccountable Political Ads, Jul 17, 2017 (with Chisun Lee). <https://www.brennancenter.org/our-work/analysis-opinion/new-mexico-pursues-much-needed-reforms-combat-unaccountable-political-ads>.

States Lead the Way in Enforcing Campaign Finance Transparency, May 12, 2017 (with Chisun Lee). <https://www.brennancenter.org/our-work/analysis-opinion/states-lead-way-enforcing-campaign-finance-transparency>.

Anonymous Donors Spent Record Amounts on 2016 State Ballot Questions, Jan. 12, 2017 (with Chisun Lee). <https://www.brennancenter.org/our-work/analysis-opinion/anonymous-donors-spent-record-amounts-2016-state-ballot-questions>.

## LANGUAGES

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Native fluency in Mandarin and Cantonese (as interviewer, translator, and live interpreter) Working  
Proficiency in Japanese  
Intermediate French  
Beginner Spanish