

CHRISTINE QUATTRO

quattrocm@appstate.edu

Education:

PhD in City and Regional Planning;

University of Pennsylvania, Weitzman School of Design, Philadelphia, PA

Honors: 2023 Dr. Andy Binns Impact Award for Outstanding Service, Penn IUR honoree for significant contributions to urban scholarship, Fontaine Society Fellow and Board Member

Dissertation: *Investigating Disparate Impact: Zoning's Spatial Relationship to Low Income Populations and People of Color in Major US Cities*

Doctoral Certificate in College & University Teaching

University of Pennsylvania, Center for Teaching and Learning

A.M. in City and Regional Planning;

University of Pennsylvania, Weitzman School of Design, Philadelphia NY

M.S. in Student Affairs Administration;

Binghamton University, College of Community and Public Affairs, Binghamton, NY

Honors: College of Community and Public Affairs Award

Master's Certificate in Business Management/ Organizational Leadership

Binghamton University, School of Business, Binghamton, NY

Bachelor of Science in Education; Earth Science;

State University of New York (SUNY) College at Oswego, Honors College, Oswego, NY

Honors: Presidential Scholar, Summa Cum Laude, Honor's College Graduate, R. Lee Martin Academic Excellence Award, Edward Austin Sheldon Award for Excellence, 2012 Distinguished Student Leader Award, Student Involvement Award (2009,2011,2012), Charles Turner Graduate Award

CURRENT POSITIONS:

Assistant Professor, Community and Regional Planning

2023-Present

Geography and Planning Department, College of Arts and Sciences

Appalachian State University

- Design and instruct city planning, environmental planning, and property law coursework for undergraduate and graduate students
- Research relating to the implications of land development regulations
- Service to Appalachian State University and the surrounding communities

Lead Land Development Researcher,

2019-Present

Christensen Law Office, San Antonio, Texas

- Research land development codes, ordinances, procedures, and best practices for private, government, and non-profit clients

RECENT RESEARCH EXPERIENCE:

- Research Team Member, NC Collaboratory Grant 10/24-Present
“Understanding and Addressing Opioid Remediation Activities in Three Appalachian Counties in Western North Carolina”
- Fellow, SOM Foundation 2024 Research Prize 06/24-Present
“A Taxonomy of Vacancy: Are Underutilized Commercial Strips the Answer to San Antonio’s Housing Shortage?”
- Co-PI, Research Institute for Environment, Energy, and Economics 08/24-Present
Appalachian State University
“Housing and Health Outcomes in Rural Mountainous Regions”
- Research Presenter/ Organizer, American Collegiate Personnel Association 11/2024
“In Harm’s Way: Residential Zoning Classifications and Ambient Air Quality”
- Author, PAS Reports 05/23-09/2024
American Planning Association
Zoning for Environmental Justice, PAS Report 608
- Research Presenter/ Moderator, International Conference on Urban Affairs 04/2024
Urban Affairs Association
“The Right to Serve; Experiences of Municipal Board and Commission Members”
- Researcher/ Author 06/2023
Journal of Planning Education and Research
2023 JPER Writing Workshop for New Scholars:
“What’s in My Backyard: Exploring the Intersection of Zoning, Housing, and Environmental Justice”
- Doctoral Fellow, Weitzman School of Design 08/19 - 05/23
University of Pennsylvania
Investigating Disparate Impact: Zoning’s Spatial Relationship to Low Income Populations and People of Color in Major US Cities (Dissertation)
- Organizer/ Presenter, National Planning Conference ‘23 04/2023
American Planning Association
“Doing Better: Planning Policies and Equity”
- Research Presenter, Doctoral Research Forum 12/2022
University of Pennsylvania
“Coding Space, Zoning Disparity Historically and Today”
- Research Presenter, Association of the Collegiate Schools of Planning 11/2022
“Residential Zoning and its relationship to Heavy Commercial and Industrial Zoning”

RECENT RESEARCH EXPERIENCE CONTINUED:

- Research Presenter, Society for American City & Regional Planning History 10/2022
“A Temporal Comparative Case Analysis of Zoning History”
- Researcher/Author, The American Planning Association 09/2022
“Fostering Diverse Perspectives on Planning and Zoning Boards”
- Research Presenter, Urban Doctoral Symposium 05/2022
University of Pennsylvania
“Zoning’s Social Justice Implications in Major US Cities”
- Research Presenter, Urban Affairs Association 2022 Conference 04/2022
“Investigating Zoning’s Disparate Impacts”
- Researcher, Penn Institute for Urban Research 05/2-12/21
University of Pennsylvania
• Research regarding inclusionary zoning practices and strategies for affordable housing
- Research Presenter, Penn Institute for Urban Research 10/2021
Urban Studies Graduate Student-Faculty Colloquium Series
“The Relationship between Historic Redlining and Modern Zoning in Major US Cities”
- Research Presenter, Association of the Collegiate Schools of Planning 10/2021
“Historic Redlining and Zoning in Major US Cities”
- Discussant/Organizer, Association of the Collegiate Schools of Planning 10/2021
“Social Justice Planning for US Latinx Majority Cities and Neighborhoods”
- Researcher/Author, American Planning Association 06/2021
“The Significance of the Setback”
- Faculty Mentor, Penn Undergraduate Urban Research Seminar 01/2-05/21
Penn Institute for Urban Research
“Analyzing the History and Impact of Zoning Code in San Antonio, TX”
- Research Assistant, The Kleinman Center for Energy Policy 01/2-05/21
University of Pennsylvania
• **Solar Energy Regulation and Policy Research** for NYC and the Mid-Atlantic Region
- Presenter, Krueckeberg Doctoral Conference in Urban Studies, Urban Planning, and Public Policy 03/2021
“Zoning’s Relationship to Race and Income in United States Cities”
- Presenter, The International Association of Land Use Planning Law 03/2021
“To Protect the Health, Safety, and Welfare of Whom”

RECENT RESEARCH EXPERIENCE CONTINUED:

Presenter, Association of Collegiate Schools of Planning 11/2020
“The Correlation of Zoning and Race in Multiple American Cities: 1940 - Present”

Author/ Researcher, Professor Tom Daniels 08/19-09/20
University of Pennsylvania
• Research on **modern comprehensive planning techniques and strategies**

Research Assistant, The Water Center 11/19-03/20
University of Pennsylvania
• Research on **stormwater infrastructure planning and long term environmental sustainability in US Cities**

RECENT AWARDS/ GRANTS

NC Collaboratory Grant Award *October 2024*

RIEEE CONCERT Sustain Grant *August 2024*

CAS Student and Faculty Excellence (SAFE) Grant for Faculty *March 2024*

SOM Foundation Research Prize *February 2024*

CAS Research/Proposal Development Summer Grant 2024 *December 2023*

Penn Institute of Urban Research UURC Grant *September 2023*

PUBLICATIONS:

Quattro, C. (2025). In Harm's Way: Zoning for Housing and Environmental Justice. *Housing Policy Debate*, 1–24. <https://doi.org/10.1080/10511482.2025.2500089>

Quattro, C., & Lopez Ochoa, E. 2025. "Zoning for Infill Development: San Antonio's Create-Your-Own Zoning District." *Journal of the American Planning Association*, 1–17. <https://doi.org/10.1080/01944363.2024.2442050>

Bird, J., Thapa ,Bhuwan, Carpenter ,Bella, Ro ,Yoonjin, **Quattro ,Christine**, & and Poupart, S. (n.d.). Mountain city preparedness for climate change: Sustainability-related initiatives in Appalachian region, USA. *Journal of Environmental Planning and Management*, 0(0), 1–18. <https://doi.org/10.1080/09640568.2025.2511052>

Quattro, C. 2024. *Environmental Justice and Zoning Reform*. American Planning Association, PAS 608.

Quattro, C. 2024. "The Importance of Growing, Agriculture in Communities" *Carolina Planning Journal*. UNC Chapel Hill. Vol. 49.

Quattro, C. 2023. *Investigating Disparate Impact: Zoning's Spatial Relationship to Low-Income Populations and People of Color in Major US Cities*. Proquest

Quattro, C. 2022. "The Win-Win of Agricultural Solar Energy" Kleinman Center for Energy Policy. <https://kleinmanenergy.upenn.edu/news-insights/> - Second Place Student Blog Competition

Quattro, C., & Daniels, T. 2022. "The Constellation of Plans: Toward a New Structure of Comprehensive Plans in US Cities." *Land*, 11(10), Article 10. <https://doi.org/10.3390/land11101767>

Quattro, C. September 2022. "Fostering Diverse Perspectives on Planning and Zoning Boards" *Zoning Practice*. The American Planning Association. Vol. 39. No 9.

Quattro, C. June 2021. "The Significance of the Setback" *Zoning Practice*. The American Planning Association. Vol. 38. No 6.

Quattro, C & Daniels, T. December 2021. "INCLUSIONARY ZONING: A SURVEY OF ITS STRUCTURE, CONDUCT, AND PERFORMANCE IN THE UNITED STATES" Penn Institute for Urban Research, University of Pennsylvania

Quattro, C.M. (2015). *Call Us College Ready*. CreateSpace.

RECENT TEACHING EXPERIENCE:

Assistant Professor, Appalachian State University Geography and Planning Department <i>PLN2410: Town, City, and Regional Planning (Introduction / General Education)</i> <i>PLN3730: Land, Property, and Law</i> <i>PLN 3432: Planning Techniques</i> <i>PLN 4450: Inside the Sustainable City</i> <i>PLN 4700: Planning in Action (Studio)</i> <i>PLN 4542: Impacts of Property Law</i> <i>PLN5450: Sustainability Planning for Graduate Students</i> <i>PLN 5431: Planning Methods Techniques</i> <i>PLN5730: Land Use Controls and Planning Law Ethics</i> <i>PLN 5542: Impacts of Property Law (Graduate)</i>	2023 – Present
Guest Lecturer, Texas A&M University URPN 420: Principles of Urban Design	09/2024
Adjunct Associate Professor, Temple University Department of City & Regional Planning <i>CDEV 3155: Health and the Built Environment</i> <i>CDEV 2596: Community Planning Analysis (Writing Intensive)</i> <i>CDEV1113: Introduction to Community Development</i> <i>CDEV8257: Environmental Policy</i>	Aug '22 – Aug '23
Instructor, University of Pennsylvania Penn Institute for Urban Research <i>URBS 428: Urban Research Colloquium</i> <i>CPLN 528: Research Seminar: 21st Century Urbanism</i>	2022-2023
Substitute Instructor, University of Pennsylvania Department of City and Regional Planning, <i>Introduction to Land Use Planning (Master's)</i> <i>Environmental Planning (Master's)</i>	2019-2023
Teaching Assistant, University of Pennsylvania Department of City and Regional Planning (MCP): <i>CPLN 501: Introduction to History and Theory of Planning</i>	Fall 2020, 2021
GRE Tutor, Embrace Tutoring	Spr/Su 2021
Guest Lecturer, The Academy of Urbanism Young Urbanists (United Kingdom) <i>Zoning Learning from Abroad Series</i>	December 2020
Instructor/Graduate Assistant, University of Pennsylvania Department of the Vice President: <i>Penn Rising Senior Summer Academy</i>	Summer 2020
Guest Lecturer, Hunter College Department of City Planning, <i>Land Use Planning (Undergraduate / Master's)</i>	November 2019

RECENT TEACHING EXPERIENCE CONTINUED:

Instructor , Gemini Ink Writer's Guild Writers in Communities Program: Bibliotherapy workshops for youth in juvenile detention	2015-2019
Co-Founder and Instructor , City of San Antonio City Council Initiative workshop series <i>Comprehensive Planning for Community Leaders</i>	Summer 2018
Discovery Leader , The DoSeum Children's Museum STEM, Literacy, and Visual Arts Curriculum	2016-2017
Curriculum Director/ Instructor , Magik Theater of San Antonio <i>Homeschool Program</i> ; Teen/ Young Adult writing workshops	2015-2017
Tutor , Binghamton University Student Athlete Success Center and The University Tutoring Center Social Sciences, Biology, and Mathematics Tutor 2014 Tutor of the Year Award	2012-2014

RECENT SERVICE POSITIONS:

Co-Founder/ Facilitator , Early Career Faculty Parent Network 2023-Present Appalachian State University	09/23-Present
Chair , Construction Management Committee (Hurricane Helene) Watauga County Long Term Recovery Group	02/25-Present
Sustainability and Climate Literacy Quality Enhancement Plan (QEP) Committee Member , Appalachian State University	05/24-Present
Journal Reviewer <i>Journal of Planning History</i> <i>Journal of Family and Community Health</i>	2024 - Present
Watauga County Housing Council, Member	2023-Present
Planning Law Division , Awards Committee American Planning Association	2024
Urban Affairs Association , Awards Committee	2024
Zoning Board Member , Town Zoning Board Borough of Yeadon, PA	2021-2023
Community Outreach Chair , Fontaine Society University of Pennsylvania	2020-2023
Mentor , College Achievement Program University of Pennsylvania	2022-2023
Vice President of Student Life , Graduate Student Council University of Pennsylvania, Weitzman School of Design	2020-2021
PhD Representative , Graduate Council of the Faculties University of Pennsylvania, Office of the Provost	2020-2021
Deputy Chair , Research Council Graduate and Professional Student Assembly	2019-2020

RECENT PROFESSIONAL EXPERIENCE:

Director of Development and City Planning; Infrastructure 2017- 2019

City Council District 1, San Antonio TX

- Manage, research, and advise on district zoning, planning, and infrastructure
- Maintain District 1 data systems, budgetary spreadsheets, and archived information
- Facilitate community engagement on all planning, zoning, and infrastructure projects

SPECIAL PROJECTS:

City of San Antonio Municipal Budget 2018, 2019, 2020

Infrastructure Management Program, District 1 September 2017, 18, 19

SA Tomorrow Comprehensive Sub-Area Plans June 6th 2019
Downtown Regional Center,
Midtown Regional Center,
West Side Community Plan

Revising the Infill Development Zoning Code (IDZ) November 15th 2018

Creating the R1/R2 Single Family Zoning Districts November 15th 2018
Creating Chapter 35; Section 343

Short Term Rentals Ordinance (STR) November 1st 2018
Chapter 35 and Chapter 16

San Antonio Comprehensive Land Use Categories October 11th 2018
Chapter 35, Section 420

District 1 Infrastructure Maintenance Program FY 2018, 2019 October 1st 2017, 2018

Alta Vista Neighborhood Conservation District May 1st 2018
Chapter 35, Section 335

Beacon Hill Neighborhood Conservation District June 22nd 2017
Chapter 35, Section 335

2017 Bond Program: Parks, Streets, and Drainage May 6th 2017

PROFESSIONAL EXPERIENCE CONTINUED:

Program Director, 2015-2017

Riesling Gymnastics, San Antonio TX

- Instructed 18 classes per week for children and adults
- Designed and implemented professional development of staff
- Created and implemented business policies, quality control, and strategies

2016 TLG Texas Coach of the Year

Director of Student Affairs, 05/14-12/15

The Southwest School of Art, San Antonio TX

- Inaugural head of Student Affairs for launch of the collegiate program
- Executed all student events, programs, and activities

- Managed counseling, crisis management, and holistic wellness of all students

Director of Curriculum, Activities, and Personnel,
Herkimer Diamond Mines, Herkimer NY

06/09-07/14

- Project Manager for new scholastic facilities, including the Robotics and Astronomy
- Supervised all staff, including training and hiring processes (15-26 staff)
- Ensured program met all state regulations and federal mandates
- Developed the interdisciplinary STEAM curriculum for all children
- Instructed 20-25 modules per week for K-12 students and adults
- *Building Diamonds Leadership Camp*- creator

PROFESSIONAL MEMBERSHIPS:

AICP (American Institute of Certified Planners)

APA (American Planning Association)

ACSP (Association of the Collegiate Schools of Planning)

UAA (Urban Affairs Association)

ULI (Urban Land Institute)

SACRPH (Society for American City and Regional Planning History)

AAG (American Association of Geographers)

