

Anna Reosti
American Bar Foundation
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Chicago, IL 60611
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ACADEMIC POSITIONS

Research Professor American Bar Foundation	2019-
Post-Doctoral Weinberg Fellow in Law & Inequality Northwestern University	2018-2019

EDUCATION

Ph.D. in Sociology , University of Washington Dissertation: "Tenant Screening and Fair Housing in the Information Age" Concentration in Social Statistics, Center for Statistics and the Social Sciences (CSSS) Certificate in Socio-Legal Studies, Law, Societies, and Justice (LSJ) Department	2018
M.A. in Sociology , University of Washington	2012
B.A. in Sociology , Michigan State University (Summa Cum Laude)	2007

RESEARCH AND TEACHING INTERESTS

Housing, Criminal Justice, Law and Society, Stratification, Political Economy

PUBLICATIONS

Journal Articles

Anna Reosti, Chris Hess, Courtney Allen, and Kyle Crowder. 2024. "'Mom-and-Pop' Landlords and Regulatory Backlash: A Seattle Case Study." *Socius*, 10: 23780231241296169.

Anna Reosti, Robin Bartram, and Rahim Kurwa. 2024. "Rental Housing and the Continuum of Carcerality." *Theoretical Criminology*, 28(4): 534-553.

Anna Reosti. 2021. "The Costs of Seeking Shelter for Renters with Discrediting Background Records." *City & Community*, 20(3): 235–259.

Anna Reosti. 2020. "'We go totally subjective': Discretion, Discrimination, and Tenant Screening in a Landlord's Market." *Law & Social Inquiry*, 45(3), 618-657.

Katherine Beckett, Lindsey Beach, Emily Knaphus, and Anna Reosti. 2018. "US Criminal Justice Policy and Practice in the Twenty-First Century: Toward the End of Mass Incarceration?" *Law & Policy* 40(4): 321-345.

Katherine Beckett, Anna Reosti and Emily Knaphus. 2016. "The End of an Era? The Contradictions of Criminal Justice Reform." *The Annals of The American Academy of Political and Social Science*, 664(1): 238-259.

Merf Ehman and Anna Reosti. 2015. "Tenant Screening in an Era of Mass Incarceration: A Criminal Record is No Crystal Ball." *New York University Journal of Legislation & Public Policy Quorum*, 1: 1-28.

Articles Under Review and In-Progress

Anna Reosti and Allison Suppan Helmuth. "How durable are the tenant-friendly business practices of small landlords?" (In progress)

Book Chapters

Stephanie Nawyn, Linda Gjokaj and Anna Reosti. 2009. "Gender in Motion: How Gender Precipitates International Migration." In M.T. Segal and V. Demos (eds.) *Advances in Gender Research*, vol. 13. Bingley, UK: Emerald Press.

Other Publications and Reports

Anna Reosti and Robin Bartram, on behalf of Scholars Strategy Network (SSN). 2024. Public comment on Housing and Urban Development (HUD) proposal for Reducing Barriers to HUD-Assisted Housing (FR-6362-P-01). Available at: <https://www.regulations.gov/comment/HUD-2024-0031-1179>

Anna Reosti and Allison Suppan Helmuth. 2021. "The Impact of COVID-19 on Small Rental Property Management: Insights from a Chicago Case Study." Released jointly by the Urban Institute Housing Crisis Research Collaborative and the American Bar Foundation.

Katherine Beckett, Emily Knaphus and Anna Reosti. 2013. "The Impact of Prior Drug Convictions on Sentencing Outcomes: Evidence from King County." Report produced in cooperation with the King County Prosecuting Attorney's Office.

MEDIA, CONSULTING, & ADVISORY ROLES

- 2025** Quoted in "Seeking Rentals While Latino." *Stanford Social Innovation Review*
- 2024** Peer reviewer, The Pew Charitable Trusts
- 2024** Cited in presentation to the Washington State Senate Housing Committee
- 2023** Cited in "Understanding Seattle's Housing Market Shift from Small to Large Rental Properties." Seattle Office of City Auditor
- 2023** Cited in "No, Renter Protections Aren't Driving Out "Mom-And-Pop" Landlords" *PubliCola*
- 2023** Research summarized in "How Tenant Screening Practices Can Undercut Equitable Housing Access." Housing Matters: An Urban Institute Initiative
- 2023** Interviewed for "Countdown to Opportunity" Project NOW Podcast
- 2022** Cited in "Tenant Background Checks Market." Consumer Financial Protection Bureau
- 2022** Cited in "Chicago's two-, three- and four-flats are a key source of affordable housing. The pandemic might be changing that." *Chicago Tribune*
- 2021** Cited in "If small landlords in King County are selling their rentals, should we care?" *Cascade PBS*
- 2021** Consulted for "The Obscure Yet Powerful Tenant-Screening Industry Is Finally Getting Some Scrutiny." *The Markup*
- 2021** Consulted for "Tenant screening software faces national reckoning." *NBC News*
- 2019** Consulted for "Screened Out: How Tenant Screening Reports Deprive Tenants of Equal Access to Housing." Shriver Center on Poverty Law
- 2018** Cited in "Seattle Reentry Workgroup Final Report." Seattle Office of Civil Rights

RESEARCH GRANTS

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- 2021** Urban Institute Housing Crisis Research Collaborative Grant, "The Impact of COVID-19 on Small Rental Property Management: Insights from a Chicago Case Study." \$25,885
 - 2016** National Science Foundation Doctoral Dissertation Research Improvement Award, Sociology Division, "Tenant Screening in the Information Age: Implications for Housing Access" (#1636961, PI: Katherine Beckett) \$8,820
 - 2015** Doctoral Research Grant, Department of Sociology, University of Washington, \$500

FELLOWSHIPS AND AWARDS

2017 Graduate School Presidential Dissertation Fellowship, University of Washington

2017 West Coast Poverty Center Dissertation Fellowship, University of Washington

2015 Otto N. Larsen Dissertation Award, Department of Sociology, University of Washington

2015 Selected Participant, Law and Society Association Graduate Workshop

2013 Graduate Fellowship at the UW Comparative Law and Societies Studies Center (CLASS)

2012 Outstanding Performance for the Masters of Arts Degree, Department of Sociology, University of Washington

PRESENTATIONS

2025 "How the rise of obscured property ownership impacts legal enforcement of rental habitability standards in Chicago."

- Law and Society Association Annual Meeting, May 22nd.
- American Sociological Association Annual Meeting, August 11th.

2024 (*Invited Lecture) "How do landlords respond to tenant protection regulations?" Colorado Fellows of the American Bar Foundation Meeting, Sturm College of Law at the University of Denver, September 26th.

2024 (*Invited Lecture) "Regulatory Backlash in an Era of Resurgent Tenant Power." EVICT Seminar (Online), University of Groningen, the Netherlands, April 11th.

2023 "How Landlords Influence Housing Policy in an Era of Resurgent Tenant Power." Law and Society Association Annual Meeting, June 3rd.

2023 (*Invited Lecture) "The Legal Life of the Rental Housing Crisis." Ellwood F. Curtis Family Lecture in Public Affairs, Augustana College, May 18th.

2022 "Housing Inequality and the Law: The Case of Tenant Screening." Reimagining Justice Conference, JPB Foundation and American Bar Foundation, Chicago, June 23rd.

- 2022** “How do landlords respond to tenant protection regulations? Understanding the connection between ownership characteristics, policy attitudes, and management practices among Seattle landlords.” (with Courtney Allen, Kyle Crowder, and Chris Hess) West Coast Poverty Center Housing Roundtable, University of Washington, January 13th.
- 2021** “Regulating the Crisis, Phase I: An exploratory study of landlord responses to pandemic-era tenant protection regulations.” Law and Society Association Annual Meeting, May 28th.
- 2020** “Tenant Background Screening and Fair Housing in the Information Age: An Experimental Investigation.” American Sociological Association Annual Meeting, August 9th.
- 2019** “Seeking Shelter in the Risk Society: The Costs of Housing Searches for Negatively Credentialed Renters.” American Sociology Association Meeting, August 10th
- 2018** “‘We go totally subjective’: Discretion, Bias and Benevolence in Private Rental Market Screening Practices.” American Sociology Association Meeting, August 13th
- 2018** “Race and Negative Credentialism in the Private Rental Market: An Experimental Investigation.” Southern Sociological Association Meeting, April 7th
- 2018** “The Promises and Limits of Tenant Screening Regulations.” Power at the Margins: Mobilizing Across Housing Injustice, University of Minnesota, March 2nd
- 2017** “The Challenges of Regulating Landlord Discretion in Tenant Screening.” West Coast Poverty Center Poverty and Policy Seminar Series, University of Washington, November 1st
- 2017** “Landlord Constructions of Fair Housing Compliance in the Information Age.” Law and Society Association Annual Meeting, June 23rd and American Sociology Association Meeting, August 14th
- 2016** “Tenant Screening and Fair Housing in the Information Age.” Law and Society Association Annual Meeting, June 4th and American Sociology Association Meeting, August 20th
- 2015** “The Consequences of Tenant Screening Practices for Rental Housing Access and Discrimination.” Law and Society Association Annual Meeting, May 31st

- 2015** “A Criminal Record is No Crystal Ball – Tenant Screening in an Era of Mass Incarceration.” (with Merf Ehman) West Coast Poverty Center Criminal Justice Roundtable, University of Washington, March 5th
- 2014** “The End of Mass Incarceration? The Contradictions of Criminal Justice Reform.” (with Katherine Beckett and Emily Knaphus) West Coast Poverty Center Seminar Series, University of Washington, May 5th and Sociology Department Deviance Seminar, University of Washington, May 16th
- 2014** “Negative Credentialism and the Complex Mechanisms of Exclusion in 21st Century Rental Housing.” Sociology Department Deviance Seminar at University of Washington, April 18th
- 2013** “The Puzzling Persistence of Racial Disproportionality in Criminal Sentencing in the Context of Drug Law Reform.” (with Katherine Beckett and Emily Knaphus) Law and Society Association Annual Meeting, May 31st
- 2013** “The Potential and Limits of Drug Law Reform.” (with Katherine Beckett and Emily Knaphus) Sociology Department Deviance Seminar, University of Washington, March 15th
- 2013** “Drug Law Reform and the Persistence of Racial Disproportionality in Criminal Sentencing Outcomes.” (with Emily Knaphus) Tangled Webs Conference, Western Washington University, January 18th
- 2010** “Equality or Neutrality? Cross-Gender Supervision in American Women’s Prisons.” Sociology Department Deviance Seminar, at University of Washington, May 28th

COURSES TAUGHT

Undergraduate Research in Law & Society Seminar

American Bar Foundation (Summer 2021, 2022, 2023)

LEGAL_ST 376: Housing Inequality and the Law

Center for Legal Studies, Northwestern University (Spring 2019)

LEGAL_ST 376: Civil Rights and the Criminal Justice System

Center for Legal Studies, Northwestern University (Winter 2019)

SOC 360: Introduction to Social Stratification

Department of Sociology, University of Washington (Winter, Spring 2018)

LSJ 490: Housing and Inequality

Department of Law, Societies and Justice Program, University of Washington (Spring 2016 & 2017)

SOC 372: Introduction to Criminal Justice

Department of Sociology & Cross-Listed in Department of Law, Societies and Justice, University of Washington (Summer 2014 & 2016)

SOC 101: Introduction to Sociology

University Beyond Bars at Monroe Correctional Complex (Fall 2015)

SERVICE AND PROFESSIONAL ASSOCIATIONS

Book Review Co-Editor, *Law & Society Review*, 2023 - present

IRB Committee Chair, American Bar Foundation, 2022 – 2023

Policy Committee Chair, American Bar Foundation, 2022 - 2023

Appointments Committee Co-Chair, American Bar Foundation, 2021 - 2022

Faculty Coordinator for the Summer Undergraduate Research Fellowship at the American Bar Foundation, 2021 – present

Associate Editor, *Law & Social Inquiry*, 2020 - present

Seminar Series Co-Chair, American Bar Foundation, 2019 - 2020

Graduate Executive Committee Member, UW Comparative Law and Societies Studies Center (CLASS), 2015 - 2016

Associate Editor, *Social Problems*, 2013 – 2014

Volunteer Educator, University Beyond Bars, 2012 – 2015

Member: Law and Society Association (LSA), American Sociological Association (ASA)