OLIVIA RENEE WILLIAMS

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EDUCATION

PhD — Geography, 2017
Florida State University, Tallahassee, FL
Dissertation: "What does community control look like? Rondo Community Land Trust's ethical strategies for urban governance"
Advisor: Dr. Joseph Pierce

BS — Geography, 2012
Florida State University, Tallahassee, FL

PROFESSIONAL EXPERIENCE

Madison Area Community Land Trust | Madison, WI | Jul 2019 – Nov 2025

Executive Director (Sept 2020 – Nov 2025)
Coordinator (Jan – Sept 2020)
Board of Directors (Jun – Dec 2019)

- Led internal restructure, including rebuilding programming, communications, and data management systems.
- Updated and replaced all policies, procedures, and bylaws, and updated the ground lease with new provisions and a new resale formula.
- Developed internal data systems and established equity-based housing stewardship practices for 70 low-income homeownership units in Community Land Trust.
- Secured over $7 million in funding from local, regional, and federal sources, expanding the operating budget and reserve accounts over 10x.
- Re-started housing development activities and built a development pipeline with 38% growth in property portfolio expected by the end of 2026.
- Founded the Wisconsin CLT Network and led monthly meetings for 4 years, resulting in successful policy advocacy at city, county, and state levels.
- Education of partners, public, and low-income applicants on Community Land Trust programming.

Madison Community Cooperative | Madison, WI | Aug 2018 – Aug 2020

Membership Assistance Coordinator, House Treasurer, Board Member, Notetaker

- Property management for affordable housing cooperative with over 130 residents.

- Collection of rent, facilitation of payment plans, documentation of income verification.
- Democratic budget development, routine bookkeeping.

Community Innovators Lab | Massachusetts Institute of Technology | Oct 2019 – Jul 2020

Research Associate

- Designed & conducted interviews for CLT staff across North America.
- Co-wrote field guide to innovative strategies and policies for CLTs.

Illinois Institute for Rural Affairs | Western Illinois University | Aug 2018 – Jul 2019

Research Associate, Illinois Cooperative Development Center

USDA Rural Cooperative Development Grant

- Designed survey and interviews for retiring small business owners in rural Illinois regarding business exit strategies and rural worker cooperative conversion.

Augustana College | Rock Island, IL | Aug 2017 – Jul 2018

Visiting Assistant Professor, Environmental Studies Program

- Designed and taught experiential courses in Environmental Studies and writing
- Curriculum development for Environmental Studies

Florida State University | Tallahassee, FL | Aug 2010 – Jul 2017

Graduate Research Assistant, Department of Geography, Aug 2014 – Jul 2016

National Science Foundation Collaborative Research Grant

"The scale of governance in the regulation of land: Community land trusts in the Twin Cities", Co-PIs: Joseph Pierce, Deborah G. Martin, and James DeFilippis

Instructor, Department of Geography

Urban Geography, Fall 2014, Fall 2015

Introduction to Environmental Science, Summer 2013, Fall 2013, Spring 2014

Undergraduate Research Assistant, Department of Geography, 2010 – 2011

National Science Foundation Doctoral Dissertation Improvement Grant (NSF DDRIG)

"Evolution of food networks: Foodscape connectivity, egocentric networks, and social contagion in community supported agriculture," Michael Nesius

Supervisor: Dr. Tony Stallins

University of Florida | Gainesville, FL | Summer 2011

Undergraduate Research Assistant, Dept of Agricultural and Biological Engineering

National Science Foundation Research Experience for Undergraduates (NSF REU)

"Estimation of retention curves for sandy soils and their impact on water transport in an SVAT model," Olivia Williams

Supervisor: Dr. Jasmeet Judge

SERVICE

- Eastmorland Community Association, Madison, WI | Secretary (2023 – 2024)
- Dane County Regional Housing Strategy Housing Advisory Committee | Member (2022 – 2024)
- Riverwest Investment Cooperative, Milwaukee, WI | Secretary (2021 – 2023)
- Community Shares Wisconsin, Madison, WI | Board Service (2020 – 2023)
- North American Students of Cooperation (NASCO) Development Services | Secretary, Treasurer (2018 – 2021)
- EcoVillagers Alliance | Legal Circle, Education Circle (2018 – 2021)
- Bread and Roses Food Cooperative, Tallahassee, FL | Communications Coordinator, Secretary, Volunteer Supervisor (2012 – 2016)
- Environmental Service Program, Florida State University | President (2011 – 2012)

SELECTED PUBLICATIONS

Journalism, Book Chapters, & Reports

- **Williams, Olivia R.** and Gordon, Scott (2023). "Re-define "family" and reduce discrimination against Madison's low-income renters." *Tone Madison.* February 7, 2023.
- **Williams, Olivia R.** (2021). "Housing development within F-35 flight path expected to proceed." *Tone Madison.* December 6, 2021.
- **Williams, Olivia R.** (2021). "Madison Must Commit to Permanently Affordable Housing." *Tone Madison*. October 11, 2021.
- Shatan, Nicholas, **Williams, Olivia R,** and Community Innovators Lab (CoLab). (2020). "A Guide to Transformative Land Strategies: Lessons from the Field." Massachusetts Institute of Technology: Boston, MA.
- **Williams, Olivia R.** (2020). "Madison's housing crisis: not an isolated phenomenon." *Northside News*. March 30, 2020.
- **Williams, Olivia R.** (2020). "Community Control of Land: Thinking Beyond the Generic Community Land Trust." *On Common Ground: International Perspectives on the Community Land Trust.* John Emmeus Davis, Line Algoed, María E. Hernández-Torrales (eds.)

Peer-Reviewed Academic Journal Articles

- Nelson, Katharine, DeFilippis, James, Kruger, Richard, **Williams, Olivia R.**, Pierce, Joseph, Martin, Deborah G., & Esfahani, Azadeh Hadizadeh (2020). "The commodity effects of decommodification: community land trusts and neighborhood property values." *Housing Policy Debate* 30 (5): 823-842.
- Kruger, Richard, DeFilippis, James, **Williams, Olivia R.**, Esfahani, Azadeh Hadizadeh, Martin, Deborah G., & Pierce, Joseph (2020). "The production of community in community land trusts." *City and Community* 19 (3): 638-655.
- Martin, Deborah G., Esfahani, Azadeh Hadizadeh, **Williams, Olivia R**., Kruger, Richard, DeFilippis, James, Pierce, Joseph (2020). "Meanings of limited equity homeownership in community land trusts." *Housing Studies 35 (3): 395-414.*

- DeFilippis, James, **Williams, Olivia R.**, Martin, Deborah G., Pierce, Joseph, Kruger, Richard Esfahani, Azadeh Hadizadeh (2019). "On the transformative potential of community land trusts in the United States." *Antipode 51 (3): 795-817.*
- **Williams, Olivia R.** (2018). "Community control as a relationship between a place-based population and institution: the case of a community land trust." *Local Economy* 33 (5): 459-476.
- DeFilippis, James, Stromberg, Brian and **Williams, Olivia R.** (2018). "W(h)ither the community in Community Land Trusts?" *Journal of Urban Affairs* 40 (6): 755-769.
- **Williams, Olivia R.** and Pierce, Joseph. (2017). "Inserting scales of urban politics: the possibilities of meso-urban governance shims." *Urban Geography* 38 (6): 795-812.
- Pierce, Joseph **Williams, Olivia R.** and Martin, Deborah G. (2016). "Rights in places: an analytical extension of the right to the city." *Geoforum* 70: 79-88.

For full list of publications, see https://www.oliviareneewilliams.com/portfolio/

PRESENTATIONS AND TALKS

- Keynote, Milwaukee CLT Annual Meeting. Wisconsin (online). March 2026.
- Midwest CLT Conference. Madison, WI. October 2025.
- Madison Housing Week. Madison, WI. October, 2025.
- A Home for Everyone Conference. Wisconsin Dells, WI. October 2025.
- Madison Housing Week. Madison, WI. October 2024
- Midwest CLT Conference. Minneapolis, MN. October 2024.
- A Home for Everyone Conference. Middleton, WI. July 2024
- Badger State Housing Alliance. CURDs of Wisdom. Wisconsin (online). March 2024
- Poverty Matters. Middleton, WI. October 2022.
- Royal Geographical Society Annual International Conference. Cardiff, Wales, UK. August 2018.
- American Association of Geographers. New Orleans, LA. April 2018.
- Tea Talk, Augustana College. Rock Island, IL. March 2018.
- Intersections, Grounded Solutions Network. Oakland, CA, October 2017.
- American Association of Geographers. Boston, MA, April 2017.
- Urban Affairs Association. Minneapolis, MN, March 2017.
- Southeastern Division of the American Association of Geographers. Columbia, SC, November 2016.
- Critical Geographies Conference. University of Kentucky, Lexington, KY, October 2016.
- Association of American Geographers. San Francisco, CA, March-April 2016.
- Urban Affairs Association Conference. San Diego, CA, March 2016.
- Conference on Critical Geography. University of Kentucky, Lexington, KY, October 2015.
- Association of American Geographers. Chicago, IL, April 2015.
- Dimensions of Political Ecology. University of Kentucky, Lexington, KY, February 2015.

- Conference on Critical Geography. Temple University, Philadelphia, PA, November 2014.
- Association of American Geographers. Tampa, FL, April 2014.
- Southeastern Division of the American Association of Geographers. Asheville, NC, November 2012.

For radio appearances and press conferences see https://www.oliviareneewilliams.com/portfolio/

CONFERENCE ORGANIZING

Midwest Community Land Trust Conference | Madison, WI | Oct 2025

Hosted and led the coordination of the 2025 Midwest CLT Conference, a collaborative conference the Wisconsin CLT Network, Michigan CLT Coalition, and Minnesota CLT Coalition, hosted by Madison Area Community Land Trust in downtown Madison in 2025, with over 200 attendees.

ACT! Symposium, Florida State University | Tallahassee, FL | Feb 2014

Led the coordination of a social justice symposium of 150 attendees involving local organizations, artists, activists, students, and faculty, *Act! Bridging the Gap Between Theory and Practice, Between Academy and Community.*

TECHNICAL & PROFESSIONAL SKILLS

Canva, Mailchimp, Airtable, WordPress, Appfolio Property Manager, Google Suite, Microsoft Office, Quickbooks, writing and editing, public speaking, teaching, curriculum development, DSLR photography, financial management, facilitation, survey and interview design.