



PROGRAM ANNOUNCEMENT

The Advocacy Institute is pleased to accredit this program from the 75th Anniversary of the New Jersey Division on Civil Rights Law Against Discrimination “Stop the Hate” Series

CURRENT CHALLENGES IN FAIR HOUSING

**April 28, 2021
12:00 p.m. – 1:30 p.m.**

INTERACTIVE WEBCAST

Program Summary

The Law Against Discrimination includes a prohibition against housing discrimination. This panel will discuss current challenges in fair housing, focused primarily on New Jersey, with some insight into issues at the national level. Experienced advocates will share the most important fair housing issues they have encountered in their work. The discussion will focus on fair housing challenges, including those related to systemic and interpersonal discrimination, and the ways in which the COVID-19 pandemic has exacerbated and laid bare existing challenges. The panel will cover both longstanding entrenched issues and new issues that have arisen more recently. Finally, the panelists will discuss possible steps to address the challenges that identified during the course of the presentation.

Eligibility

This program is open to all interested parties.

Faculty

Renee Wolf Koubiadis is the Executive Director of the Anti-Poverty Network of New Jersey (“APN”). The APN is a diverse and growing network focused on preventing, reducing, and ending poverty in New Jersey. Its mission is to fight poverty in New Jersey by empowering partners, educating the community, and advocating for solutions. Before joining APN, Renee served as the Advocacy Coordinator of the National Association of Social Workers – NJ Chapter (NASW-NJ) and as Assistant State Campaign Director for the Citizens’ Campaign. In her various roles over the last 15 years, she has educated thousands of people on issues of poverty, leadership, and civic engagement. Renee currently serves on the Board of Trustees for the Media Mobilizing Project and the NJ Coalition to End Homelessness (NJCEH). She is a Licensed Social Worker in the State of New Jersey. She holds an MSW from Temple University in Administration and Social Planning and a Bachelor’s degree in Social Work from Rutgers University.

Alice Kwong, Esq. is the Senior Supervisory Attorney on the Legal Services of New Jersey (LSNJ) Statewide Hotline (Hotline) as well as Co-Chief Counsel of Housing Law at LSNJ. Ms. Kwong provides advice and counsel in a variety of areas through the Hotline, including but not limited to, housing law, consumer law, torts and civil rights. As co-chief counsel, Ms. Kwong monitors housing law trends and legislation and provides landlord training to housing law practitioners statewide. She received a Bachelor of Arts in Political Science from Douglass College, Rutgers University and a Juris Doctor from American University Washington College of Law.

Dr. Nichole Nelson is a Policy Analyst for the New Jersey Institute for Social Justice. The Institute advocates for systemic reform that is transformative, achievable in the state and replicable in communities across the nation. She is Mellon/ACLS Public Fellow and works in the Institute’s Economic Justice Program. She previously worked as an intern at the American Philosophical Society, at Bryn Mawr College, and held an internship at the National Urban League. Nichole holds a Ph.D. in American History from Yale University. Her dissertation examined how white supremacy diluted the Fair Housing Movement because a moderate view of fair housing that stressed integration prevailed, effectively overshadowing equitable models of fair housing that called for reinvesting in African-American neighborhoods. At Yale, Nichole was one of three presidents of the Andrews Society, which is Yale’s History Graduate Students’ Association and served as a member of the History Department’s Diversity Committee. She is also a member of the Yale Chapter of the Bouchet Graduate Honor Society. She received her Master’s degree in History from Vanderbilt University and a Bachelor’s degree in History from the University of Pennsylvania, where she served as Vice President of the Onyx Senior Honor Society, a historically-black honor society that emphasizes leadership, scholarship and community service for Black undergraduate students.

Aaron Scherzer, Esq. is the Chief of Strategic Initiatives and Enforcement at the New Jersey Division on Civil Rights, where he leads the Division’s proactive initiatives aimed at preventing discrimination in New Jersey through systemic investigations and legislative, policy, and regulatory reforms. Prior to joining the Division on Civil Rights, Mr. Scherzer was a Senior Associate in the Supreme Court and Appellate Group at Orrick, where he litigated cases in state and federal courts throughout the country. During his time at Orrick, Mr. Scherzer helped lead two large pro bono teams, one challenging the collateral immigration consequences of prior

criminal convictions and another challenging the underfunding of Missouri's public defender system. Before joining Orrick, Mr. Scherzer was a Cochran Fellow at the civil rights firm Neufeld Scheck & Brustin, litigating civil suits on behalf of individuals who were wrongfully convicted and later exonerated. Mr. Scherzer clerked for Justice Stephen Breyer on the U.S. Supreme Court, Judge Stephen Reinhardt on the Ninth Circuit Court of Appeals, and Judge Jed Rakoff in the Southern District of New York. He holds a B.A. in public policy from Brown University and a J.D. from Yale Law School.

James C. Williams IV is the Director of Racial Justice Policy for the Fair Share Housing Center (FSHC). The FSHC is a public interest organization that defends the housing rights of New Jersey's poor through enforcement of the Mount Laurel Doctrine. Its mission is to end discriminatory or exclusionary housing patterns. Mr. Williams has been an advocate for civil rights and social justice throughout his career. He previously worked for Philadelphia Works and the New Jersey Institute for Social Justice. Mr. Williams attended Fayetteville State University in North Carolina where he received both his B.A. and M.S. degrees.

Morgan Williams, Esq. is General Counsel at the National Fair Housing Alliance, where he leads the office's strategic and tactical legal initiatives and affairs. Mr. Williams directs NFHA's efforts to pursue pioneering litigation under the federal Fair Housing Act, often utilizing testing-based evidence and working in partnership with its network of local fair housing centers. He coordinates NFHA's actions to file amicus briefs and provides technical support to local fair housing centers across the country on investigation and enforcement strategies, across a range of complicated and emerging topics. He also assists with NFHA's federal public policy advocacy with legislative offices and federal agencies and supports local advocates with state and local legislative matters. Previously, Mr. Williams was General Counsel of the Greater New Orleans Fair Housing Action Center, managing fair housing enforcement in post-Katrina New Orleans and throughout Louisiana and southern Mississippi. Mr. Williams has served on the adjunct faculty at American Law School and Loyola Law School in New Orleans. He received the Equal Justice Works Fellowship, the Effective Leadership Fellowship from the Terry Sanford Institute and the Rockefeller Foundation Redevelopment Fellowship. Mr. Williams holds a B.A. from Oberlin College and a J.D., magna cum laude, from Tulane Law School.

Jeanine Worden, Esq. is the Acting Assistant Secretary of Fair Housing in the U.S. Department of Housing and Urban Development ("HUD"). She most recently served as Associate General Counsel for Fair Housing in HUD's Office of General Counsel. Since joining HUD in 2011, she has been responsible for enforcing the Fair Housing Act, Title VI of the Civil Rights Act, Section 504 of the Rehabilitation Act, and the Americans with Disabilities Act. Before joining HUD, Ms. Worden was a manager in the Civil Rights Division of the U.S. Department of Justice where she supervised investigations and litigation and directed the Justice Department's Project Civic Access initiative to improve state and local government noncompliance with disability rights laws. Before joining the Department of Justice, Ms. Worden worked at a major Washington, D.C. law firm, specializing in civil litigation and advising clients on federal, state and local civil rights laws. She received her J.D. from Columbia University School of Law, masters degrees from Middlebury College and The Johns Hopkins University, and an undergraduate degree from the University of Chicago.

CLE Credit

NJ CLE Credit: This program had been approved by the Board on Continuing Legal Education of the Supreme Court of New Jersey for 1.8 hours of Alternative Verifiable Learning Format (AVF) total CLE credit. Of these, 0:0 qualify as hours of credit for ethics/professionalism.

Registration

Interested parties should register directly with the NJ Division on Civil Rights through this link:

https://njoag-gov.zoom.us/webinar/register/WN_Fqd3eZPsTTKE_3lyPCNE7w

Students must download Zoom before the webinar in order for the AGAI to record polling responses that are required for attendance verification and CLE credit.

The AGAI will be unable to verify attendance or grant CLE credit to attendees who have not downloaded Zoom before the webinar.

Contact Information

Registration or Zoom issues: webinar@njoag.gov

Program questions: CommunityRelations@njcivilrights.gov