

MICHAEL LYON, Ph.D.

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EDUCATION

Doctor of Philosophy	Urban Planning	ASU
Masters of Public Administration	Policy Analysis	ASU
Bachelor of Science	Real Estate	ASU
Bachelor of Science	Business Administration	ASU

PROFESSIONAL EXPERIENCE

Principial Analyst	Chimeric Companies ADFI #0902419
Honors Faculty	School of Politics and Global Studies Arizona State University
Senior Analyst	Financial Resource Management Department of Environmental Quality Maricopa County
Program Coordinator/Analyst	Office of Environmental Affairs City of Scottsdale
Policy Analyst	Arizona State Energy Office State of Arizona
Research Analyst	Morrison Institute for Public Policy Arizona State University

TEACHING EXPERIENCE

SGS 303 – Global Trends (2010 – 2015)

Students research and analyze the role of globalization (e.g., neo-liberalism in the development of global trends through the investigation of the determinants and ramifications of globalization from the vantage of modern social sciences.

Students are expected to conduct and articulate independent critical analyses toward a more in-depth understanding of these social phenomena, global history, and particularly the global economy.

SGS 394 – Global Climate Change (2011 – 2015)

Students research and analyze the scientific theory/process of global climate variation, as well as the many challenges it may pose to energy-dependent economies, biodiversity loss, sea level rise, lowered agricultural yields, and much more.

PRESENTATIONS / GUEST LECTURE

SGS 301 / Principles of Global Studies – Neoliberalism: 09-14-15; Population: 09-22-15.

PUP 310 / Asian Cities – Beijing: 09-14-15, 09-22-15, 10-14-15, 10-22-15, 11-14-15, 11-22-15.

SGS 311 / Urbanization in China – 02-25-13, 02-27-13, 03-04-13, 03-06-13, 03-18-13, 03-20-13.

PUP 544 / Land Use Planning – Beijing: 3-06-13, 03-22-13.

PUP 548 / Sustainable Cities – Beijing, Infrastructure: 02-25-13, 02-27-13, 03-04-13, 03-06-13, 03-18-13.

PUP 571 / Socio-Economic Impact Analysis – Strategic/Scenario Planning: 11-07-16

RESEARCH EXPERIENCE

Two years serving as a Research Analyst for the Morrison Institute for Public Policy at Arizona State University. This on-campus think-tank conducts research on behalf of clients including the Office of the President at Arizona State University, the Arizona State Legislature, as well as private sector clients.

Two years serving as a Research Analyst for the Arizona State Energy Office. This energy policy/program development and implementation effort was concentrated on the formation and management of environmentally sensitive governmental and private sector programs for achieving added levels of energy efficiency in buildings, transportation systems, manufacturing processes, and through recycling of solid waste.

Research Analyst at the Chinese Academy of Sciences in Beijing, China. These 2013/2014 summer appointments were focused on data collection for my dissertation on the topic of uncertainty in long-term planning for urban and economic development on an international scale.

PUBLICATIONS

Yan, B., Gao, X., & Lyon, M. (2014). Modeling satisfaction amongst the elderly in different Chinese urban neighborhoods. *Social Science & Medicine*, 118, 127-134.

Lyon, M. (1992). *Municipal Policy: Energy Conservation Funding*. City of Scottsdale, AZ.

Lyon, M. (1992). *Municipal Policy: Energy Efficiency*. City of Scottsdale, AZ.

Lyon, M. (1991). *Municipal Policy: Solid Waste Management*. City of Scottsdale, AZ.

Lyon, M. (1991). *Municipal Policy: Recycling Solid Waste*. City of Scottsdale, AZ.

Lyon, M. (1990). *Motor Fuel Price Differentials*. Arizona Energy Office, State of Arizona.

Lyon, M. (1990). *Energy and Sustainable Development*. Arizona Energy Office, State of Arizona.

_____ and Lyon, M. (1987). *Minority Retention and Recruitment at ASU*. Office of the President, Arizona State University.

Lyon, M. (1987). *Air Quality: A Different Kind of Border Problem*. KAET-TV & Arizona State University.

Lyon, M. (1987). *Invisible Arizonans: Native Americans*. KAET-TV & Arizona State University.

Lyon, M. (1987). *School Consolidation: Can Bigger be Better?* KAET-TV & Arizona State University.

Lyon, M. (1987). *Water Transfer: The New Range War*. KAET-TV & Arizona State University.

Monographs

Lyon, M. (2016). *Will Beijing Achieve Global City Status? An Assessment to the Year 2030* (Doctoral dissertation, ARIZONA STATE UNIVERSITY).

Lyon, M., et al. (1989). *Energy Policy in Arizona: A Plan for Sustainable Development*. Arizona State Legislature.

Melnick, R., and Lyon, M., et al. (1987). *Urban Growth in Arizona: A Policy Analysis*. Morrison Institute for Public Policy, Arizona State Legislature.

RESEARCH GRANTS

Research Grant. "Energy Policy in Arizona: A Plan for Sustainable Development" PI: Jerry Dion, Collaborators: Amanada Jones, Arizona Energy Fund, Arizona Department of Commerce, Arizona State Legislature (\$150,000).

Research Grant. "Urban Planning in Arizona: A Policy Analysis" PI: Rob Melnick, Collaborators: David Pijawka, Arizona State Legislature (\$250,000).

Production Grant. "Positive Youth" PI: Charlie David, Collaborators: Austin Head; LOGO Television & OUTtv Canada (\$50,000).

Study Grant. "Sustainable Farming in North-eastern Croatia" PI: Paul Hirst, Walton Sustainability Solutions Initiative (\$50,000).

COMMERCIAL REAL ESTATE DEVELOPMENT PROJECTS

This consultancy is focused on project evaluation in preparation for acquisition, development, disposition or finance, including due diligence and entitlement activities on behalf of developers and lenders including Sabal Financial, UBS, Bank of America, Merrill Lynch, GE Credit and Iron Hound (BNY Mellon). Once this analysis is completed, structure and execute secured financings for real estate investment trusts (REITs), developers and/or management companies.

This activity is focused on providing financing and advice for the firm's real estate clients in diverse industries, such as hospitality, retail, office, industrial, data centers, and other property types within the commercial real estate industry. Activities and responsibilities include land use planning, project level financial analysis, use of correlation tools for determining remediation costs and/or auditing of complex transactions (ie., work plans, expense summaries, profit and loss statements), as well as, associated management reports for hotels, multi-family facilities, retail, raw land, and office buildings, for example:

<u>Sponsor</u>	<u>Project</u>	<u>Lender</u>	<u>Type</u>	<u>Equity/Debt</u>	<u>Location</u>
Nelson	Corviglia	Lehman	Master	\$13,000,000.	Scottsdale, AZ
D&R	Master	GE Credit	Multi-Family	\$8,400,000.	Columbus, OH
D&R	Dayton Center	Deutsche	Office	\$1,250,000.	Daytona, FL
Tamarac	Willow Glen	Archon	Multi-Family	\$11,000,000.	Columbus, OH
Pensus	Park Centrak	UBS	Mixed-Use	\$37,000,000.	Phoenix, AZ
Exeter	Colonial	GE Credit	Office	\$1,640,000.	Valparaiso, IN
Exeter	Lancaster Apts	Archon	Multi-Family	\$3,316,000.	Indianapolis, IN
Exeter	Willow Glen	Merrill	Multi-Family	\$12,136,000.	Indianapolis, IN
Exeter	Confidential	GE Credit	Office	\$6,974,000.	*Confidential
Tamarac	Westlake Plaza	GE Credit	Office	\$1,000,000.	Columbus, OH
Vesey Street	Embassy Suites	Lehman	Mezz Loan	\$5,000,000.	Garden, CA
Durrant Group	CCA	Deutsche	Confidential	\$100,000,000.	Phoenix, AZ
TCH, LLC	Confidential	UBS	Hotel	\$80,000,000.	*Confidential
Confidential	Confidential	UBS	Mixed-Use	\$100,000,000.	Phoenix, AZ
Margala	Minot Center	Cantor	Residential	\$169,000,000.	Minot, ND
BAW, INC	Winery	SBA	Commercial	\$10,000,000.	Calistoga, CA
Confidential	Confidential	Sabal	Residential	\$10,000,000.	Scottsdale, AZ

PUBLIC SECTOR ACCOMPLISHMENTS

REGULATORY AFFAIRS / SITING PUBLIC FACILITIES

On behalf of the Financial Resource Management Department of Maricopa County, prepare long-term strategic plans for the siting of regionally significant governmental facilities (e.g., landfills, HHW collection facilities, major league baseball stadium) for Maricopa County, Arizona. This activity was largely focused on environmental site assessments.

On behalf of the Maricopa County Air Quality Department managed enforcement of local, state, and federal standards for air quality, water quality, waste water management, and environmental health permitting (ie., code enforcement). Supervised performance of technical studies (including management of regional air quality monitoring system, private well survey, and analysis/permitting of wastewater systems), managed data collection for regulatory compliance, approved applications for air sparging and soil remediation systems, for this regulatory agency serving a population of 4.5 million residents.

On behalf of the City of Scottsdale, responsible for environmental planning activities associated with the development and implementation of a comprehensive program focused on protection and restoration of the urban environment (including oversight of negotiations with EPA and ADEQ) through a reduction in the consumption of resources (e.g., resource recovery and solid waste recycling); energy efficiency retrofit of municipal buildings/fleets; design of environmentally sensitive governmental buildings, development of energy/water efficient building codes, review of urban plans, and municipal ordinances, hazardous waste stream management); oversight of consultant contracts; introduction of a long term municipal energy/water program related to environmentally benign production and conservation of depletable resources.

SUPERFUND, WQARF & LUST SITE REMEDIATION

Developed/implemented an internal program to manage the technical and financial analysis activities associated with the rehabilitation of environmentally contaminated real assets (212 facilities) owned/operated by the City of Scottsdale and Maricopa County on behalf of senior management. This included preparation and implementation of work plans for the remediation of CERCLA sites, RCRA violations, WQARF groundwater quality violations, and compliance with all NEPA regulations.

Directed activities of professional/legal/technical teams in the areas of interpretation and application of state and federal regulatory standards for environmental compliance; performed technical studies, managed data collection, designed remediation and/or management strategies (including managing well construction, subsurface groundwater and vadose zone investigation/remediation), and coordinated administrative, legislative, and public outreach activities.

<u>Site</u>	<u>Type</u>	<u>Contaminate</u>	<u>Project Cost</u>
Hassyampa Landfill	CERCLA	Various	\$25,000,000.
Maricopa Medical Center	NEPA	Asbestos	\$5,000,000.
Phoenix Petroleum Terminal	WQARF	BTEX	\$7,000,000.
Papago Park Military Reserve	WQARF	Jet Fuel	\$1,000,000.
Motorola 52 nd Street	CERCLA	HVOC	\$150,000,000.

REFERENCES

Dr. Douglas Webster
480-727-0737 / Douglas.Webster@asu.edu
Professor - Arizona State University

Paul Matson
602-240-2031 / paulmats@aol.com
Director - Arizona State Retirement Fund

Michel Margala
949-517-0870 / Michel.Margala@sabalfin.com
COO - Sabal Financial Group, L. P.

Neil Giuliano
602-703-6000 / nggmail@gmail.com
CEO – Greater Phoenix Leadership

Dr. David Pijawka
480-727-7319 / Pijawka@asu.edu
Urban Planning Chair - Arizona State University

RECENT PRESS

Dunn, Eric, (2015), [Read, write, rate: The top RateMyProfessors at ASU](#), State Press Magazine, 4/14/15.