



**THE INSTITUTE  
FOR URBAN  
ECONOMICS**

**30**

**Years of Research and  
Applied Work on Socio-  
Economic Development  
of Cities and Regions**

## WHO WE ARE

### THE FOUNDATION “INSTITUTE FOR URBAN ECONOMICS” (IUE) IS A NON-PROFIT ORGANIZATION ESTABLISHED IN 1995.

The IUE team brings together experts in economics, geography, law, architecture, and engineering.

**OUR MISSION:** to provide analysis and assistance for the socio-economic development of cities and regions.

### KEY FACTS:

**IUE experts have contributed** to the development and improvement of more than 120 Russian federal legislative and other regulatory acts.

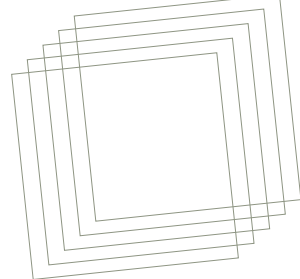
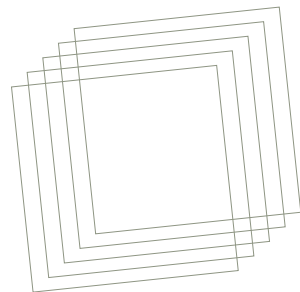
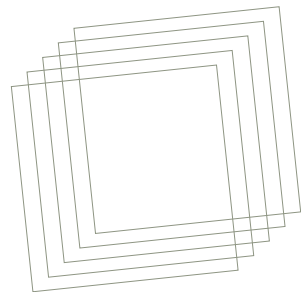
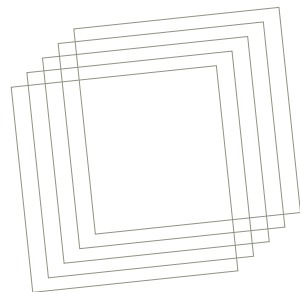
**IUE is included** in the Register of Socially Oriented Non-Profit Organizations: <https://data.economy.gov.ru/analytics/sonko/region/69>.



**More than 100,000 visitors** access the IUE website annually: [www.urbaneconomics.ru](http://www.urbaneconomics.ru).



**Over the years of IUE's work,** approximately **375** Russian cities have received expert support from the Institute. Our experts have worked in **75** constituent entities of the Russian Federation and in **7** CIS countries. IUE experts speak annually at **50–60** conferences and other events in Moscow and across Russia.



**N. B. Kosareva**

ADDRESS OF the CHAIRMAN OF THE  
IUE BOARD OF TRUSTEES AND the IUE  
PRESIDENT



**S. A. Vassiliev**

## DEAR COLLEAGUES, DEAR FRIENDS AND ASSOCIATES!

Thirty years ago, during one of the most difficult periods in our country's history, when the outlines of a new socio-economic system were only beginning to emerge, the Foundation "Institute for Urban Economics" was established. From the outset, it defined its mission as analyzing and promoting the socio-economic development of cities and regions.

Identifying the most effective institutions for structuring socio-economic processes in cities

and regions under a market economy; analyzing international best practices in urban and regional development and adapting them to Russian conditions; studying and synthesizing the experience accumulated by Russian cities in implementing economic reforms across various areas of the urban economy; disseminating best practices and, on that basis, developing proposals for further improvement of legislative regulation; and assisting individual municipalities, state authorities, non-profit organizations, and citizen

initiative groups seeking to improve various aspects of urban life — all this has formed the core of the Institute's work throughout every stage of its development.

Much has changed fundamentally in our cities over these years — from the structure of the housing stock and the powers of public authorities at different levels to the principles of spatial planning and tariff regulation — yet the Institute has remained true to its ideals and principles.

This enabled us to play an active role in developing and implementing many key innovations in the economy, housing, and urban planning of Russian cities: from establishing mortgage housing finance and a system of social protection for housing and utility payments to regulating integrated territorial development and managing the investment and construction cycle.

The results of which we are rightly proud would not have been possible without the support of our colleagues and partners. We are deeply grateful to state authorities and local governments; the business community, which actively supports

and implements social initiatives in the areas where it operates; academic, university, and expert centers for socio-economic analysis; and the media. Our cooperation with all of them helps turn our ideas and developments into reality and achieve tangible results that improve people's lives.

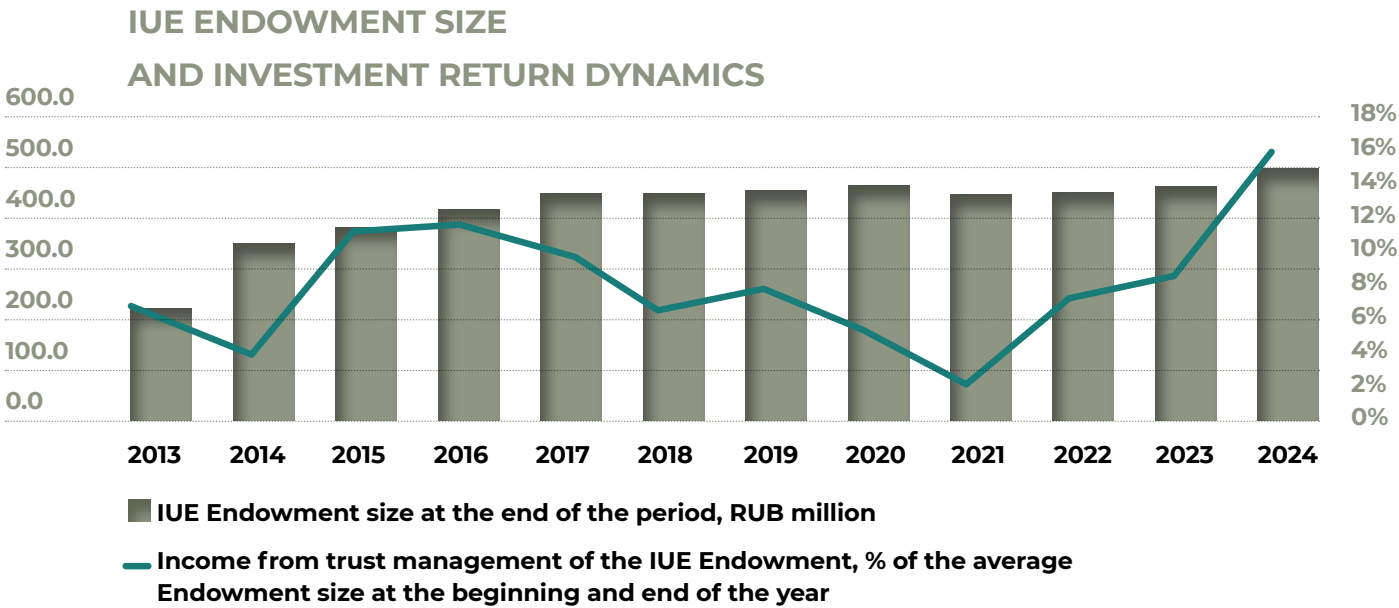
We are also grateful to our grantors and donors to the IUE Endowment, as well as to the clients commissioning our analytical and applied research.

Congratulations to all of us on our thirtieth anniversary. We wish everyone continued success and many more years of engaging and productive work!

President of the  
Foundation "Institute  
for Urban Economics"  
N. B. Kosareva

Chairman of the  
Board of Trustees  
of the Foundation  
"Institute for  
Urban Economics"  
S. A. Vassiliev

# IUE — A SOCIALLY ORIENTED NON-PROFIT ORGANIZATION



## IUE ENDOWMENT

The IUE Endowment was established in 2013 to finance the Institute's activities in the field of science, including research and the development of analytical, methodological, and legal support for measures and mechanisms aimed at improving the social and economic efficiency of the housing and housing-and-utilities sectors, increasing housing affordability, developing the housing and housing construction markets, housing finance and mortgage lending; providing legal assistance to individuals and non-profit

organizations free of charge or on preferential terms; promoting legal literacy; and supporting other areas in which Russian law permits non-profit organizations to establish endowments and use income generated by such endowments. In accordance with legal requirements, the IUE Endowment is owned by the Specialized Foundation for Management of the IUE Endowment and has been placed in trust management with VIM Investments JSC.

## KEY SOCIALLY RELEVANT PROJECTS

**IMPROVING** Municipal Economic Development and Metropolitan Area Development Management

Ⓟ (supported by IUE ENDOWMENT)

**INDICATORS** of the Economy, Urban Planning, and Housing Sectors of Cities and Metropolitan Areas

Ⓟ (supported by IUE ENDOWMENT)

**PREPARING** Legislative Proposals, Expert Opinions, and Reviews of Draft Regulatory Acts, Programs, and Strategies

Ⓟ (supported by IUE ENDOWMENT)

**PROMOTING** the Development of Non-Profit Rental Housing as an Institution

Ⓟ (supported by IUE ENDOWMENT)

**IMPROVING** Multi-Apartment Building Management

Ⓟ supported by  
PRESIDENTIAL GRANT  
Ⓟ supported by MOSCOW  
MAYOR'S GRANT

**DEVELOPING** the "Housing and Utility Services Consumer Guide"

Ⓟ (supported by IUE ENDOWMENT)

**MONITORING** Housing Affordability and Developing Housing Balances

Ⓟ (supported by IUE ENDOWMENT)

**MONITORING** the Regulatory Framework and Practices for Preparing and Implementing Integrated Territorial Development Projects

Ⓟ (supported by IUE ENDOWMENT)  
Ⓟ supported by PRESIDENTIAL GRANT

IUE IS AN ACTIVE PLAYER IN THE EXPERT SERVICES MARKET

FEDERAL AND REGIONAL STATE AUTHORITIES

**Moscow Department of Urban Development Policy (2019–2024)**

Development of regulatory concepts for institutions in the real estate and construction sectors (management of the investment and construction cycle, increased accountability for construction quality, etc.).

**Ministry of Construction, Housing and Utilities of the Russian Federation (2016)**

Assistance in preparing documentation for the project “Development of Built-Up Areas in Russia’s Small and Medium-Sized Cities”

LOCAL GOVERNMENTS

**Khimki City Administration (2013)**

Development of Comprehensive Socio-Economic Development Program for the Khimki Urban District through 2030

**Perm City Administration (2011)**

Development of Socio-Economic Development Strategy for the Municipality of Perm through 2030

**Ryazan City Administration (2010)**

Development of Strategic Development Plan for the City of Ryazan through 2020

**Cheboksary City Administration (2000)**

Preparation of proposals and documents for developing a modern urban planning regulation system in Cheboksary.

STATE CORPORATIONS, INSTITUTIONS, AND DEVELOPMENT INSTITUTIONS

**Federal Autonomous Institution “Project Directorate of the Ministry of Construction of Russia” (2020)**

Analysis of the regulatory framework governing the system of strategic planning documents to assess their consistency in planning and developing housing construction, including in the context of socio-economic development planning.

**Institute of Transport Economics and Development JSC (under a framework agreement with Russian Railways JSC, 2019)**

Development of a methodology for assessing the potential and efficiency of space utilization at major railway stations and

transport hubs, as well as adjacent areas, using Moskovsky and Vitebsky railway stations and the Udelnaya transport hub as case studies.

**Rosatom State Corporation (2019)**

Consulting services to develop recommendations on the use of development support tools in the cities where Rosatom State Corporation organizations operate, based on an analysis of municipal development indicators.

**Integrated Housing Development Institution (2017)**

Services involving analysis and preparation of proposals to improve state housing support for citizens; analysis of housing conditions in Russia’s major metropolitan areas.

BUSINESSES

**Brusnika LLC (2023)**

Development of a methodology for planning measures to acquire rights to real estate properties and subsequently demolish such properties as part of integrated development projects for residential areas.

**Autonomous Non-Profit Organization “Moscow Urban Forum” (2022)**

Preparation of proposals to optimize urban planning management processes in Moscow through the use of digital innovations.

**Chepetsky Mechanical Plant JSC (2021)**

Development of the Socio-Economic Development Strategy for the City of Glazov through 2030 and an action plan for its implementation.

**Sakhalin Engineering JSC (2020)**

Preparation of an expert opinion on urban planning design documents for Yuzhno-Sakhalinsk.

**Strategy Partners Group JSC (2019)**

Comprehensive redevelopment of residential areas in Nizhny Novgorod as part of developing a strategic vision for the city and preparing analytical materials.

**Ostozhenka Architectural Bureau LLC (2018)**

Development of a financial and economic feasibility study for the renovation concept of the Vernadsky Prospekt pilot site under the Moscow Housing Renovation Program.

**Talan — Naberezhnye Chelny LLC (2017)**

Development of a concept for providing legal safeguards for balanced development of the site “Mixed-Use Development of the Territory in Naberezhnye Chelny, Republic of Tatarstan, Bounded by the M7 Moscow–Ufa Federal Highway and the Chelninka River, and the North-Eastern and South-Western Residential Districts,” taking into account local urban planning regulation requirements.

**Nordstar Development LLC (2016)**

Development of a legal and socio-economic concept for engineering, social, and transport infrastructure under a project for integrated territorial development and the creation of a new city in the Ruzsky District of the Moscow Region.

ACADEMIC AND CIVIL SOCIETY ORGANIZATIONS

**Autonomous Non-Profit Educational Organization of Higher Education “Sirius University” (2024)**

Development of methodology and analysis of the socio-economic indicators of the Sirius Federal Territory.

**HSE University (2023)**

Regional scenario modeling of the share of households participating in the housing allowances program.

**Gaidar Institute for Economic Policy Foundation (2022)**

Assistance in developing a model for expanding housing provision mechanisms and preparing its economic rationale.

**Center for Strategic Research Foundation (2016–2020)**

Development of proposals to improve the governance of cities and metropolitan areas in order to increase their contribution to economic growth.





## OUR HISTORY

1995–2000

- Supporting the establishment of institutions for urban economy, housing finance, housing provision, and housing assistance under market conditions.



2001–2005

- Participation in developing the concept for local self-government development.
- Participation in preparing a package of 26 federal laws aimed at improving housing affordability.



2006–2010

- Analytical and methodological support for implementation of the priority national project “Affordable and Comfortable Housing for Russian Citizens” (including development of a housing affordability assessment methodology).
- Development of the first Code of Best Practices of Municipal Governance.



2011–2015

- Promoting the reduction of administrative barriers in construction.
- Supporting the development of rental housing stock.
- Developing the first public-private partnership agreement in the utilities sector.



2016–2020

- Improving the institutional framework for managing common property in multi-apartment buildings
- Developing a methodology for estimating gross metropolitan product.
- Participation in developing the concept of a barrier-free urban environment.



2021–2025

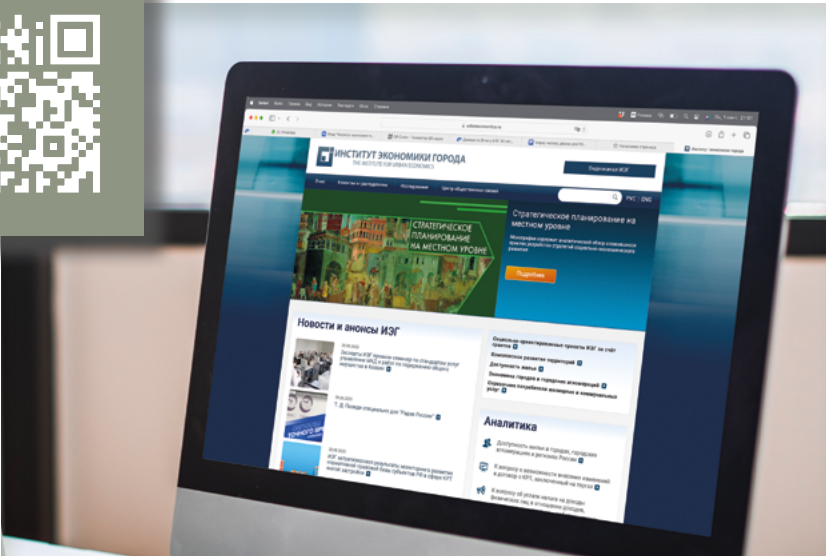
- Supporting institutions for managing the development of urban agglomerations.
- Development of a methodology and analysis of integrated territorial development project implementation practices.
- Shaping the green agenda for sustainable urban development.
- International regulatory and management practices of urban planning.



IUE AT THE  
CENTER OF PUBLIC  
COMMUNICATIONS

IUE CENTER FOR  
PUBLIC RELATIONS

(CPR) covers the Institute’s activities on the IUE website, coordinates media relations, participates in organizing public expert discussions, and supports the IUE Library.

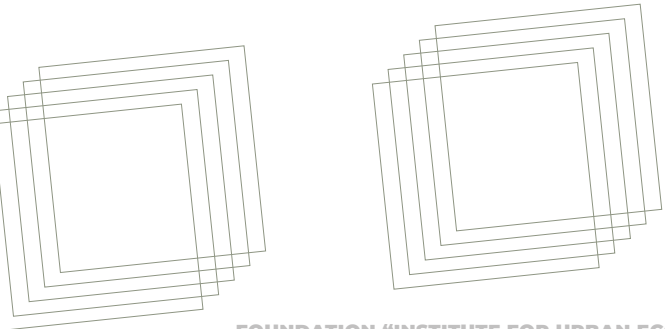


IUE CPR TODAY:

- more than 100,000 visitors to the IUE website annually,
- more than 1,000 subscribers to news updates on the IUE website,
- more than 800 subscribers to the IUE YouTube channel,
- more than 400 followers of the IUE VKontakte page,
- more than 40 comments by IUE experts on television and radio annually.

SINCE IUE WAS ESTABLISHED:

- more than 18,000 articles, interviews, and comments by IUE experts have been published in the media,
- more than 2,800 seminars, round tables, and conferences have been held, attended by over 200,000 people,
- more than 330 publications have been issued, with a total circulation exceeding 300,000 copies,
- more than 500,000 people have received information and materials online from IUE projects implemented with grant funding.



N. B. Kosareva:

“The need to regulate ‘apartments’ in non-residential buildings has been on the agenda for almost 10 years... The main problem is that such buildings are constructed in territorial zones where residential construction is not permitted and the necessary social infrastructure is lacking, and so on. The legislator’s position reminds me of an ostrich burying its head in the sand: ‘We have laws saying that people may live only in residential premises and may not live in non-residential premises. What happens in real life is not our concern!’”

Rossiyskaya Gazeta  
25.01.2025

A. S. Puzanov:

“In most constituent entities of the Russian Federation, both the boundaries and composition of metropolitan areas are defined in regional strategic planning documents. As a rule, this is based on research studies, although the results are not always beyond dispute.”

Kompaniya  
28.12.2023

I. V. Gentsler:

“The difficulty is that neither the holder of a special account nor the regional operator has effective means of dealing with those who fail to pay <capital repair contributions>. The procedure for settling arrears is determined by the general meeting of homeowners. But what can neighbors legally do about persistent non-payers? Simple persuasion will not be enough.”

Argumenty i Fakty  
29.01.2025

T. D. Polidi:

“We now hear the conservative argument that renting means paying for something you do not own and therefore wasting money much less often. That logic has a right to exist, but many young people are not ready to sign 20-year loan agreements and take on that kind of responsibility.”

Forbes. Real Estate  
20.06.2025

R. A. Popov:

“Removing a company town from the government support list means that it is no longer dependent on a single dominant employer; in effect, that is actually a success story. At the same time, company towns are often not interested in being removed from state support lists because they fear being excluded without sufficient grounds.”

Kommersant  
24.06.2025

T. B. Lykova:

“In snowy northern countries, approaches to snow removal are broadly similar to those in Russia, but people are more tolerant of snow on the roads. Snow removal is viewed there as not being the most efficient approach because snow keeps falling again and again, and municipalities do not spend money continually expanding their snow-removal fleets.”

Rossiyskaya Gazeta  
18.01.2025



# IUE AT THE CENTER OF ACADEMIC AND PUBLIC LIFE

## MEMBERSHIP IN ASSOCIATIONS

**IUE** is a member of the Association of Russian Economic Think Tanks (ARETT).

## PARTICIPATION IN PUBLIC COUNCILS AND PUBLIC CHAMBERS

**N.B. Kosareva** is a member of the Public Council under the Ministry of Construction, Housing and Utilities of the Russian Federation (Head of the Housing Policy Commission); member of the Public Chamber of Moscow (Chair of the Commission on Economy, Budget and Long-Term Development of the City); member of the Public Councils under the Moscow Office of the Federal Tax Service and the Moscow Office of the Federal Antimonopoly Service.

**T. D. Polidi** — member of the Public Council under the Ministry of Economic Development of the Russian Federation.

**A. S. Puzanov** — member of the Public Council under Rosstat (Russian Statistical Agency).

**I. V. Gentsler** — expert of the Housing and Utilities Commission of the Public Council under the Ministry of Construction, Housing and Utilities of the Russian Federation.

## PARTNERSHIPS WITH UNIVERSITIES

### Higher School of Economics (HSE) University

IUE is a partner of undergraduate and master's programs at the Vysokovsky Graduate School of Urbanism and the author of the bachelor's program "Housing Economics and Housing Policy."

Participation in developing the concept of the Graduate School of Urbanism (2012–2014), now the Vysokovsky Graduate School of Urbanism of the HSE Faculty of Urban and Regional Development.

Participation in HSE University's Basic Research Program under the research project "Structural Changes in the Russian Economy: A Sectoral Approach," led by HSE Academic Supervisor Yevgeny G. Yasin (2010–2020).

Academic, methodological, and organizational support for the HSE Faculty of Urban and Regional Development and Faculty of Social Sciences; participation in state examination commissions.

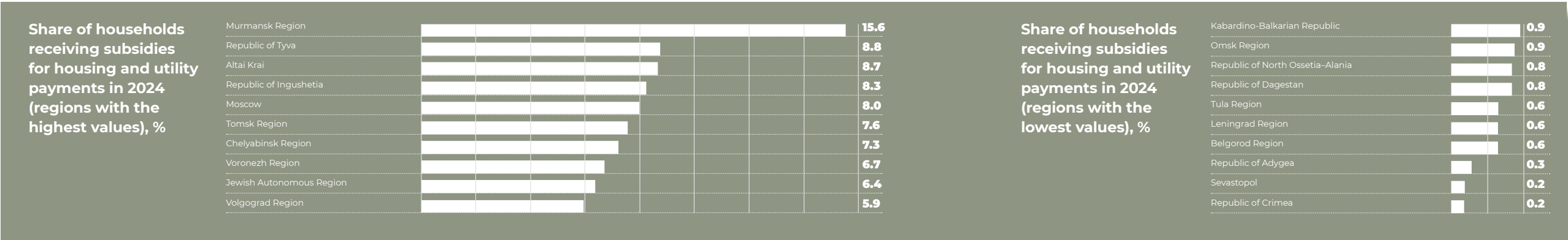
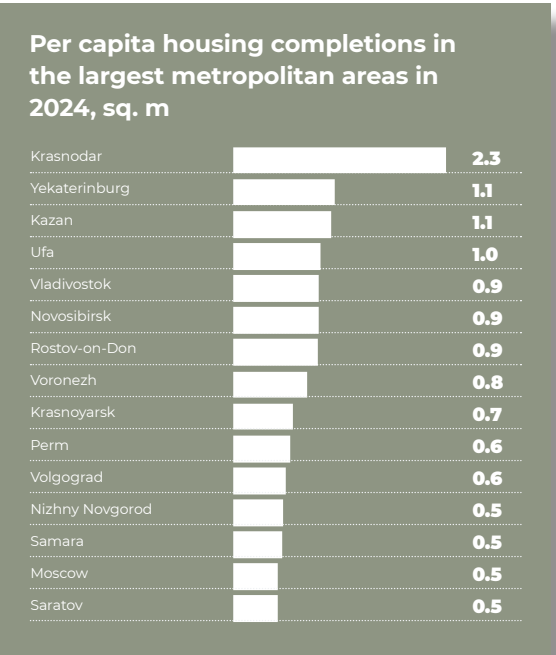
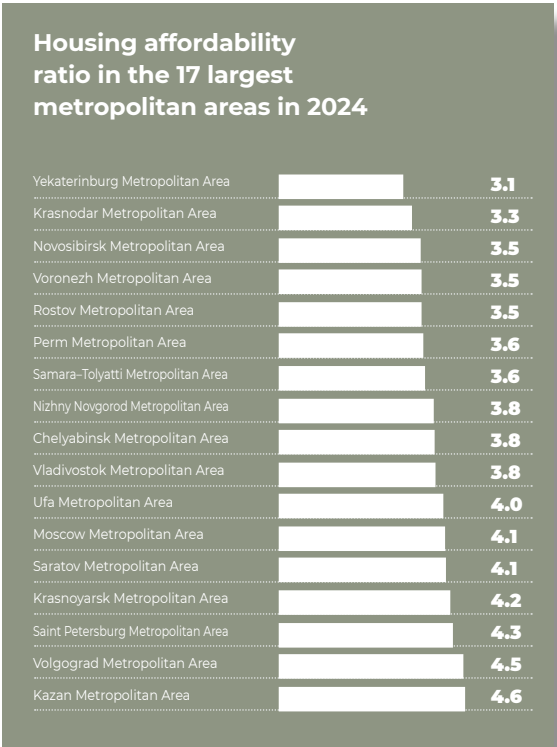
### Lomonosov Moscow State University

IUE is a partner of the master's program at the Faculty of Law of Lomonosov Moscow State University, "Legal Regulation of Land Use and Real Estate Development."





FROM MOSCOW  
TO SMALL TOWNS AND RURAL  
ANCHOR SETTLEMENTS







IUE AT  
THE HEART  
OF EVENTS







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Website: [www.urbaneconomics.ru](http://www.urbaneconomics.ru)



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