## Acknowledgments

The idea for this book emerged in 2001 when I picked up the *Los Angeles Times* and read about the L.A. Live Community Benefits Agreement, a key part of this project. The roots of this book, however, began much earlier because so many people have contributed to my thinking on this project through their research and/or our conversations. I deeply regret not including some of the key people who have helped me, but this project has spanned two decades and some of the names escape me.

The analysis that frames this book began during my time as a graduate student at the University of California, Los Angeles (UCLA), researching Monterey Park with my adviser, John Horton, and student research team José Calderon, Mary Pardo, and Yen Fen Tseng. Others at UCLA who helped me with my dissertation include David Lopez, Don Nakanishi, and Paul Ong. Leaving UCLA, I was fortunate to join the Ethnic Studies Department and Urban Studies Program at UC San Diego and worked with Charles Briggs, Steve Erie, Yen Espiritu, Ross Frank, Ramon Gutierrez, George Lipsitz, Lisa Lowe, and Cecil Lytle. At the University of Southern California (USC), my education continued with Nina Eliasoph, Jeffer Giang, Ruth Wilson Gilmore, Elaine Bell Kaplan, Dorinne Kondo, Josh Kun, Paul Lichterman, Viet Nguyen, Pierrette Hondagneu-Sotelo, Mike Messner, Natalia Molina, Ann Owens, Rhacel Parrenas, Manuel Pastor, Laura Pulido, John Rowe, George Sanchez, Nayan Shah, Jody Agius Vallejo, and Janelle Wong. I worked with so many wonderful graduate students, including our reading group on race with

Jennifer Candipan, Robert Chlala, Alfredo Huante, Hyeyoung Kwon, May Lin, Belinda Lum, Ho'esta Mo'e'hahne, and Lizette Solarzano. Our incredible office and academic staff have created a great environment and include Sonia Rodriguez Flores, Melissa Hernandez, Kitty Lai, Stachelle Overland, Jujuana Preston, and Amber Thomas. I was fortunate to work with many undergraduate and graduate students who provided valuable ideas and data including Efrain Escobedo, Lona Lee, Jennifer Muldar, Ryan Steers, Jonathan Truong, Daniel Wu, and Karen Yonemoto. For talking to me about New York City, I appreciate the help of John Mollenkopf, Norman Oder, and Laura Wolf-Powers. At conferences, I have benefited from interactions with so many people, including Eduardo Bonilla-Silva, Angie Chung, Michael Jones-Correa, Joe Feagin, Jan Lin, John Logan, Michael Omi, Howard Winant, and Linda Trinh Vo. Although so many people provided important contributions to my analysis, I would like to emphasize the work of Alfredo Huante, George Lipsitz, and Manuel Pastor.

Members of community organizations and corporations that I followed and questioned during fieldwork showed real patience and cooperation. These include Joe Donlin, Gilda Haas, Sandra McNeill, Lizette Hernandez Moore, Martha Saucedo, Cynthia Strathmann, and Ted Tanner. Los Angeles city staff provided invaluable assistance with gathering material, especially Kevin Keller and Esther Morris. I appreciate funding from the Haynes Foundation, USC Equity Research Institute, and USC Lusk Center for Real Estate. At Stanford University Press, I am so thankful for Marcela Maxfield, who guided this project through the publication process, and Sunna Juhn, who handled so many critical tasks.

My family has provided the constant and loving support that has made my work possible. My parents, George and Clara Saito. Sonia Ruan, my spouse, and her mother Eliacer and son Alexei. My sister Nadine Tateoka and her extended family, Paul, Joseph, Elise, Benjamin, Alison, Parker, Charlie, Lyla, Anthony, Oliver, Niko, Gianna, and Alexa. My sister Wendy Saito and Albert and Sofie. Sonia and I talk about this as "our" book because the work is felt in both our lives and gets done because of Sonia's many contributions.