

## XIAN F. BAK

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### DISSERTATION TITLE: “Three Essays on Post-Bubble Foreclosures and Housing Prices”

Expected Date of Completion: May 2017  
Principal Advisors: Geoffrey J.D. Hewings  
Other Committee Members: Amy Ando, Sandy Dall’erba, Daniel McMillen, Yilan Xu

PRE-DOCTORAL STUDIES:	DEGREE:	DATE:	FIELD:
University of Illinois at Urbana-Champaign	M.S.	2009	Economics
Shandong University	B.S.	2008	Logistics Management

### FIELDS OF CONCENTRATION

#### PRIMARY

Regional and urban economics  
Real estate economics

#### SECONDARY

Applied econometrics  
Natural resource and environmental economics

### PUBLICATIONS

“Is Energy Efficiency Capitalized into Home Prices? Evidence from Three Cities” with Margaret Walls, Karen Palmer and Todd Gerarden (Accepted at *Journal of Environmental Economics and Management*, Nov 2016)

### WORKING PAPERS

“Measuring Foreclosure Impact Mitigation: Evidence from the Neighborhood Stabilization Program in Chicago” with Geoffrey J.D. Hewings (**Job Market Paper**, Revise and Resubmit at *Regional Science and Urban Economics*)

“The Heterogeneous Spatial Impact of Foreclosures on Nearby Property Values” with Geoffrey J.D. Hewings (Under Review)

### RESEARCH IN PROGRESS

“The Persistence of Foreclosure Impacts on Housing Prices” with Geoffrey J.D. Hewings.

### RELEVANT POSITIONS

2011-present Research Assistant, Regional Economics Applications Laboratory (REAL) with Geoffrey Hewings, University of Illinois. Housing Market Forecasting on Monthly, Quarterly and Annually basis.

2015 Summer Research Intern, Resources for the Future with Margaret Walls and Karen Palmer, Washington D.C. The Price Premium of Residential Building Energy Efficiency.

2010-2011 Research Assistant, John Deere Technology Innovation Center with James Lenz. Evaluation Process for Investments on Eco-friendly Product Design.

### SCHOLARSHIPS, HONORS, AND AWARDS

2016 Winner of the 30<sup>th</sup> Charles M. Tiebout Prize in Regional Science (Best Student Paper Award), Western Regional Science Association

2016 Travel Grant, American Real Estate and Urban Economics Association-Doctoral Session

2013-2016 Travel Grants, University of Illinois

2006 Excellent Students Scholarship, Shandong University

2005 Donggandidai Scholarship, Shandong University

### **TEACHING EXPERIENCE**

Teaching Assistant, Retirement and Benefit Planning (undergraduate), University of Illinois, Spring 2016

- Lead small groups discussion in an innovative setting
- Hold office hour to help students understand materials

Mentor, Regional Economics Applications Laboratory, University of Illinois, 2011-2016

- Advise and inspire junior researchers on research design
- Explain abstract subjects and quantitative methods using straightforward examples

### **CONFERENCE AND SEMINAR PRESENTATIONS**

“Measuring Foreclosure Impact Mitigation: Evidence from the Neighborhood Stabilization Program in Chicago”

55<sup>th</sup> Western Regional Science Association (WRSA), Feb 2016

2016 ASSA-AREUEA Doctoral Poster Session, Jan 2016

51<sup>th</sup> American Real Estate and Urban Economics Association (AREUEA), May 2015

PERE Seminar, Department of Agricultural and Consumer Economics, Feb 2015

61<sup>th</sup> North American Regional Science Council (NARSC), November 2014

7<sup>th</sup> Annual Midwest Graduate Student Summit, April 2014

“The Persistence of Foreclosure Impacts on Housing Prices”

63<sup>th</sup> North American Regional Science Council (NARSC), November 2016 (scheduled)

REAL Seminar, University of Illinois, Oct 2016

“The Impact of Foreclosures on Nearby Property Values: Evidence from the city of Chicago: 2008-2012”

60<sup>th</sup> NARSC, November 2013

6<sup>th</sup> Annual Midwest Graduate Student Summit, April 2013

### **OTHER PROFESSIONAL ACTIVITIES**

Journal referee for *Journal of Regional Science and Urban Economics*, *Journal of Economic and Social Geography*

Program Interpreter, China Executive Leadership Programs, University of Illinois, August 2014

Conference Organizer, 7th Annual Midwest Graduate Student Summit, University of Illinois, April 2014

### **OTHER INFORMATION**

Residence status: U.S. permanent resident

Languages: English (fluent), Chinese (native)

Computer skills: Stata, ArcGIS (proficient); R, GeoDa (competent); C, Matlab, GAMS, SQL (basic)

### **REFERENCES**

Prof. Geoffrey Hewings, University of Illinois, [hewings@illinois.edu](mailto:hewings@illinois.edu), 217-333-4740

Prof. Daniel McMillen, University of Illinois, [mcmillen@illinois.edu](mailto:mcmillen@illinois.edu), 217-333-8930

Prof. Sandy Dall'erba, University of Illinois, [dallerba@illinois.edu](mailto:dallerba@illinois.edu), 217-300-2727

Dr. Margaret Walls, Resources for the Future, [walls@rff.org](mailto:walls@rff.org), 202-328-5092